

No Fee - 6103 Government Code
46055

When recorded mail to:
City Clerk's Office
City of Riverside
City Hall, 3711 Orange Street
Riverside, California 92501

46055

RECEIVED FOR RECORD
APR 23 1975
Min. Past 9 o'clock
At Request of
CALIFORNIA LAND TITLE
Book 1975, Page 46055
Recorded in Official Records
of Riverside County, California
W.W. DeLoach Recorder
FEES \$ 20.00 INDEXED

DOCUMENTARY TRANSFER TAX
\$ None

Signature JOHN J. PEARCE ESCROWS, INC.
CITY OF RIVERSIDE

FOR RECORDER'S OFFICE USE ONLY

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GRANT DEED

APPROVED AS TO FORM
Barbara Jones
ASST. CITY ATTORNEY

FRANCIS P. LOCKE, a married man, and
CARROLL D. LOCKE, his wife, Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
does hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation,
the real property in the City of Riverside, County of Riverside, State
of California, described as follows:

That portion of Block "C" of ARLINGTON HEIGHTS as shown by map
recorded in Book 11, pages 20 and 21 of Maps, San Bernardino
County Records, and that portion of VAN BUREN HEIGHTS as shown
by map on file in Book 8, page 3 of Maps, Riverside County
Records, described as follows:

COMMENCING at the most easterly corner of that certain parcel
of land conveyed to the City of Riverside, a municipal corpora-
tion, as Parcel 1 of deed recorded November 1, 1968, as
Instrument No. 105225 of Official Records of Riverside County,
California; said corner also being a point in the northeasterly
line of VAN BUREN BOULEVARD (110.00 feet wide);

Thence North 66° 01' 03" West, along said northeasterly line of
said Van Buren Boulevard, a distance of 469.44 feet to the
beginning of a tangent curve, concave to the northeast and
having a radius of 2,945.00 feet;

Thence northwesterly, along said curve, an arc length of 920.53
feet thru a central angle of 17° 54' 33";

Thence North 48° 06' 30" West, along said northeasterly line of
VAN BUREN BOULEVARD, a distance of 320.55 feet to the north-
westerly line of said parcel of land conveyed to said City of
Riverside;

Thence South 41° 53' 30" West, along said northwesterly line, a
distance of 15.00 feet to a point in the northeasterly line of
that certain parcel of land conveyed to the City of Riverside,
a municipal corporation, by deed recorded November 16, 1940, in
Book 480, page 564 et seq., Official Records of said Riverside
County, California; said northeasterly line being the northeasterly
line of VAN BUREN BOULEVARD (80.00 feet wide);

Thence North 48° 06' 30" West (recorded South 47° 49' East),
along said northeasterly line of said VAN BUREN BOULEVARD, a
distance of 504.28 feet to a point in the southeasterly line of
that certain parcel of land conveyed to Francis P. Locke, a
married man, by deed recorded October 22, 1971, as Instrument
No. 121081, Official Records of said Riverside County, California;
said point also being the TRUE POINT OF BEGINNING;

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Thence North 48° 06' 30" West (recorded South 47° 49' East), along said northeasterly line of said VAN BUREN BOULEVARD, a distance of 790.07 feet to the beginning of a tangent curve, concave to the northeast and having a radius of 960.00 feet;

Thence northwesterly, along said curve, an arc length of 114.30 feet thru a central angle of 06° 49' 18" to a point in the northwesterly line of said parcel of land conveyed to Francis P. Locke; a radial line at said point of said curve bears South 48° 42' 48" West;

Thence North 51° 08' 17" East, along said northwesterly line, a distance of 186.38 feet to the southwesterly line of that certain parcel of land conveyed to the Gage Canal Company by deed recorded May 23, 1916, in Book 443 of Deeds, page 211 et seq., records of said Riverside County;

Thence the following thirty-six courses along said southwesterly line of said parcel of land conveyed to the Gage Canal Company, described as follows:

- Thence South 24° 57' 28" East, 62.66 feet;
- Thence North 14° 02' 48" East, 235.73 feet;
- Thence North 66° 20' 21" East, 177.76 feet;
- Thence North 67° 04' 17" East, 110.62 feet;
- Thence South 00° 50' 00" East, 111.38 feet;
- Thence South 31° 00' 08" West, 66.36 feet;
- Thence South 02° 26' 04" West, 58.15 feet;
- Thence South 15° 01' 27" East, 35.45 feet;
- Thence South 10° 07' 30" West, 65.25 feet;
- Thence South 21° 05' 49" East, 62.98 feet;
- Thence North 34° 09' 39" East, 43.20 feet;
- Thence South 12° 58' 39" East, 124.82 feet;
- Thence North 89° 48' 43" East, 42.68 feet;
- Thence North 19° 23' 11" West, 45.13 feet;
- Thence North 25° 54' 04" East, 40.91 feet;
- Thence North 07° 07' 16" East, 75.10 feet;
- Thence North 12° 57' 57" West, 40.38 feet;
- Thence North 25° 46' 32" East, 46.41 feet;
- Thence South 83° 17' 05" East, 60.20 feet;
- Thence South 18° 45' 34" East, 45.24 feet;
- Thence South 37° 30' 52" East, 34.85 feet;
- Thence South 07° 40' 01" West, 40.25 feet;
- Thence South 64° 34' 26" East, 24.53 feet;
- Thence South 39° 16' 30" East, 97.04 feet;
- Thence South 19° 22' 35" East, 33.49 feet;
- Thence South 47° 57' 12" West, 73.84 feet;

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Thence South 05° 57' 17" East, 60.73 feet;

Thence South 14° 42' 38" East, 54.62 feet;

Thence North 37° 22' 35" East, 51.81 feet;

Thence North 72° 39' 23" East, 53.22 feet;

Thence South 62° 32' 20" East, 36.03 feet;

Thence North 76° 12' 53" East, 54.02 feet;

Thence South 28° 31' 32" West, 75.95 feet;

Thence South 20° 29' 41" West, 49.18 feet;

Thence South 35° 13' 03" West, 67.84 feet;

Thence South 02° 44' 19" West, 57.35 feet;

Thence South 34° 37' 47" West, leaving said southwesterly line of said parcel of land conveyed to Gage Canal Company, a distance of 248.21 feet, along said southeasterly line of said parcel of land conveyed to said Francis P. Locke, to said TRUE POINT OF BEGINNING.

Area: 388,957 square feet or 8.93 Acres.

DESCRIPTION APPROVAL
by George Hutchinson 4/8/74, by AGS
Surveyor

Dated Jan 2, 1975

Francis P. Locke

FRANCIS P. LOCKE

Witnessed by:

Carroll D. Locke

CARROLL D. LOCKE

William J. McCune

STATE OF CALIFORNIA,

COUNTY OF Riverside

ss.

ON January 23, 1975

before me, the undersigned, a Notary Public in and for said State, personally appeared William J. McCune

personally known to me to be the person whose name is subscribed to the within Instrument, as a Witness thereto, who being by me duly sworn, deposes and says:

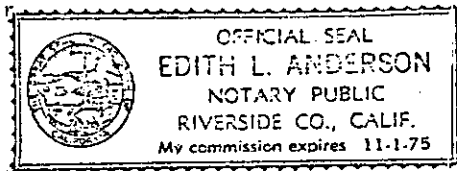
That he resides in Riverside County

and that he was present and saw Carroll D. Locke

personally known to him to be the same person described in and whose name subscribed to the within and annexed Instrument as a Party thereto, execute and deliver the same, and she acknowledged to said affiant that she executed the same; and that said affiant subscribed his name thereto as a Witness.

WITNESS my hand and official seal.

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Edith L. Anderson
Notary Public in and for said State.

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