

No Fee - 6103 Government Code
113676

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3711 Orange Street
Riverside, California 92501

RECEIVED FOR RECORD

SEP 16 1975

11 Min. Past 3 o'clock P.M.
At Request of

TITLE INSURANCE & TRUST CO.

Book 1975, Page 113676

Recorded in Official Records
of Riverside County, California

W.H. Walsh Recorder

FEES \$ None

INDEXED

DOCUMENTARY TRANSFER TAX

\$ None None

Signature _____
CITY OF RIVERSIDE

FOR RECORDER'S OFFICE USE ONLY

GRANT DEED

8480

CITY NATIONAL BANK, as Trustee

Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, es 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:

All those portions of Blocks 21, 25, and 29, and those portions of Lot JJ (Golden Avenue), Lot KK (Higgs Avenue), and Lot LL (Lyon Avenue), of La Sierra Gardens, in the City of Riverside, County of Riverside, State of California, as per map recorded in Book 11, pages 42 through 50 inclusive thereof, of Maps, in the Office of the County Recorder of said County, described as a whole as follows:

Commencing at the intersection of the centerline of Lot A (Cochran Avenue) with the centerline of La Sierra Avenue, as shown on Tract No. 3781, as per map recorded in Book 60, pages 58 through 60 inclusive thereof, in the Office of the County Recorder of said County;

Thence South 55° 41' 55" West, a distance of 55.00 feet to a point in the southwesterly line of that certain parcel of land conveyed to the City of Riverside as Parcel II by deed recorded August 23, 1974 as Instrument No. 109353 of Official Records of Riverside County, California, for the TRUE POINT OF BEGINNING, said point also being in the southeasterly boundary line of that certain parcel of land conveyed to City National Bank as Parcel X, by deed recorded December 26, 1967 as Instrument No. 113293 of Official Records of Riverside County, California;

Thence South 55° 41' 55" West along the southeasterly boundary line of the parcel conveyed to City National Bank as aforesaid, a distance of 1676.97 feet to an angle point therein, said point being in the centerline of said Lot JJ (Golden Avenue);

Thence South 34° 17' 50" East along said centerline and along said southeasterly boundary line, a distance of 10.00 feet to a point therein;

Thence North 55° 41' 55" East, a distance of 1627.97 feet;

Thence North 82° 16' 08" East, a distance of 29.06 feet;

Thence South 34° 18' 05" East, a distance of 10.00 feet;

Thence South 80° 34' 33" East, a distance of 31.83 feet to a point in said southwesterly line of Parcel II conveyed to the City of Riverside as aforesaid;

Thence North 34° 18' 15" West along said southwesterly line, a distance of 55.00 feet to the true point of beginning.

DESCRIPTION APPROVAL

Page 1 of 2

by George H. Hutchinson 5/15/75

8480

113676

Dated August 20, 1975

CITY NATIONAL BANK, as Trustee

By: Robert B. Beaudry
Vice Pres.

APPROVED AS TO FORM
E. L. Saenz
SENIOR DEPUTY CITY ATTORNEY

By: _____

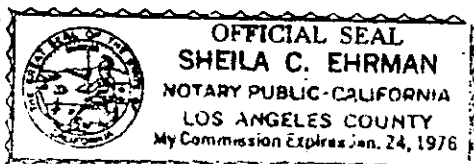
113676

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS

On August 20, 1975 before me, the undersigned,
a Notary Public in and for said State, personally
appeared, Robert B. Beaudry known to me
to be Vice President of City National
Bank, the National Banking Association that
executed the within instrument on behalf of the
association therein named, and acknowledged to me
that such association executed the same as Trustee.

WITNESS my hand and official seal

Signed Sheila C. Ehrman
SHEILA C. EHRMAN



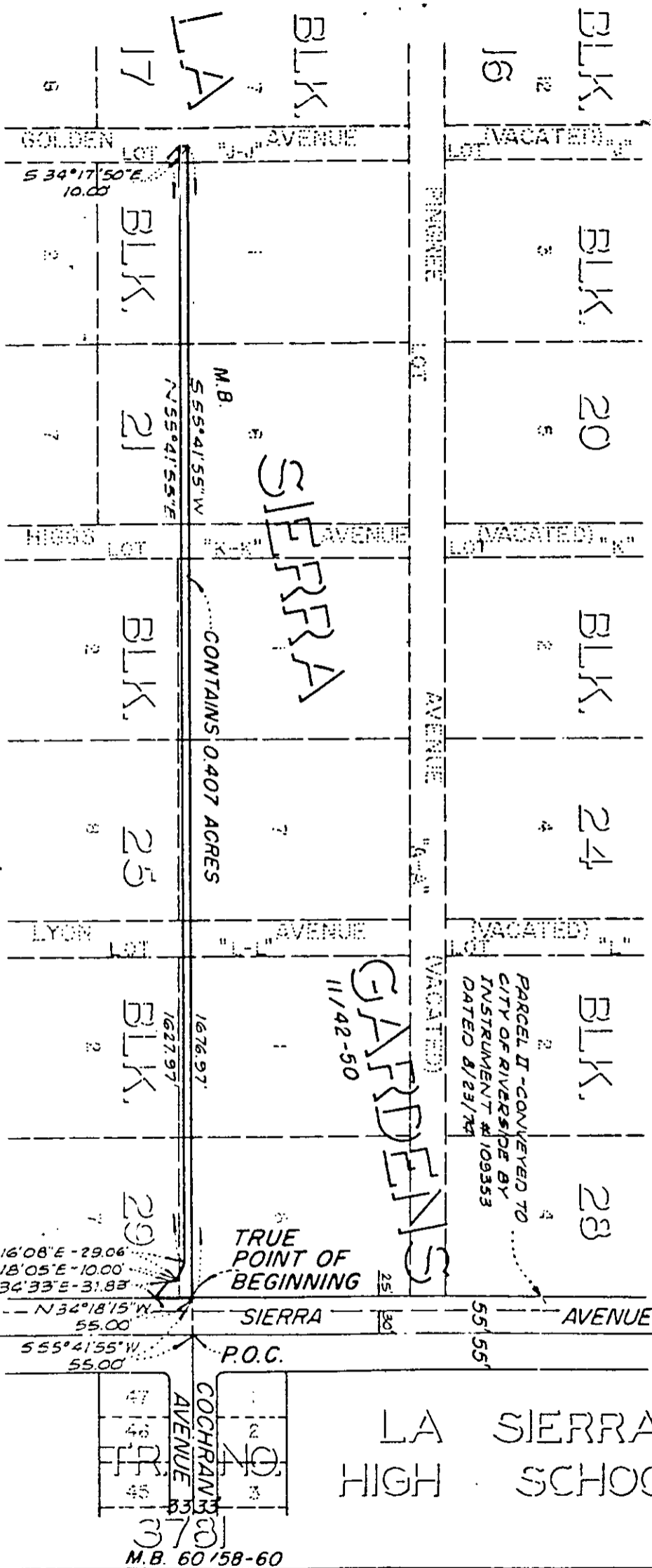
...y conveyed by the
...TIONAL BANK, AS TRUSTEE

...s hereby accepted
...n of the City
3460, Riverside
...ecordation of this

[Signature]
...es Manager

8480

949311



M.B. 55° 41' 55\" W
N 55° 41' 55\" E
CONTAINS 0.407 ACRES

PARCEL D - CONVEYED TO
CITY OF RIVERSIDE BY
INSTRUMENT # 109353
DATED 8/23/74

N 82° 16' 08\" E - 29.06'
S 34° 18' 05\" E - 10.00'
S 80° 34' 33\" E - 31.83'
LA - N 34° 18' 15\" W - 55.00'
55° 41' 55\" W - 55.00'

M.B. 60/58-60

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	SHEET <u>1</u> OF <u>1</u>	W.O. 75-107
SCALE: 1" = 200'	DRAWN BY P.H. DATE <u>4/22/75</u>	SUBJECT <u>TRACT NO. 5677-1</u> <u>8480</u>