

73693

As recorded mail to:
Savi Development Co., Inc.
154 North Glassell Street
P. O. Box 6
Orange, California 92669
Sanitary Fill

DOCUMENTARY TRANSFER TAX
\$ _____ None
Signature [Signature]
CITY OF RIVERSIDE

GRANT DEED

APPROVED AS TO FORM
[Signature]
DEPUTY City Attorney

PLEASE RECORD ON BEHALF OF AND FOR THE BENEFIT OF THE CITY OF RIVERSIDE
[Signature]
Property Services Manager

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the
CITY OF RIVERSIDE, a municipal corporation, hereby GRANTS to _____
SAVI DEVELOPMENT CO., INC., a California Corporation.

the real property in the City of Riverside, County of Riverside, State of
California, described as follows:

DX-413

PARCEL I.

All that portion of Tracts 1 and 2 of River Farm Tract, as shown by map on file in Book 7 of Maps, at Page 52 thereof, Records of Riverside County, California, described as follows:

BEGINNING at the most northerly corner of said Tract 2;

Thence South 74° 40' 00" West, 721.10 feet;

Thence South 0° 25' 00" West, 60.00 feet;

Thence South 71° 19' 00" East, 149.50 feet;

Thence South 62° 34' 00" East, 298.00 feet;

Thence South 57° 43' 00" East, 364.00 feet;

Thence South 42° 40' 00" East, 188.00 feet;

Thence South 75° 12' 00" East, 200.00 feet;

Thence South 69° 46' 00" East, 252.00 feet;

Thence South 13° 08' 00" East, 215.00 feet; the preceding nine courses

being along the northerly, the westerly and the southerly line of said Tract 2;

Thence continuing along said boundary line South 6° 34' 00" East, 53.87

feet to a point in the northerly line of that certain parcel of land conveyed

to W. J. Hole by deed recorded in Book 852 of Deeds, at Page 69 thereof,

Records of said County; said line bears North 48° 43' West;

Thence South 48° 43' 00" East, along last mentioned northerly line,

124.75 feet to an angle point in the northerly line of that certain parcel of

land conveyed to W. J. Hole by deed recorded in Book 814 of Deeds, at Page 433

thereof, Records of said County;

Thence North 79° 59' 00" East, along last mentioned northerly line a

distance of 261.64 feet to the southerly line of said Tract 2;

Thence North 55° 56' 00" East, along said southerly line of Tract 2, a

distance of 53.99 feet to the westerly right-of-way line of Van Buren

Boulevard as conveyed to County of Riverside by deed recorded in Book 1584 of

Official Records, at Page 151 thereof, Records of said County;

Thence North 49° 39' 25" West, along said right-of-way line 459.65 feet

to the beginning of a tangent curve, concave northeasterly and having a radius

of 1,548.00 feet;

Thence northwesterly along said westerly right-of-way line along a tangent

curve an arc distance of 928.63 feet through a central angle of 34° 22' 16"

to a point in the northerly boundary of said River Farm Tract;

Thence North 66° 12' 00" West (recorded North 66° 11½' West) along said

boundary a distance of 3.58 feet;

Thence North 59° 51' 30" West, 210.00 feet to the POINT OF BEGINNING.

PARCEL II.

All that portion of Tract 5 of River Farm Tract, as shown by map on file in Book 7 of Maps, at Page 52 thereof, Records of Riverside County, California, described as follows:

BEGINNING at the most northerly corner of said Tract 5;

Thence South 72° 00' 00" East, 275.00 feet;

Thence South 57° 30' 00" East, 475.00 feet;

Thence South 39° 30' 00" East, 190.00 feet; the preceding three courses.

being along the northerly line of said Tract 5;

Thence continuing along said northerly line of Tract 5, South 78° 00' 00"

East, a distance of 202.98 feet to a point in the northerly line of that certain

parcel of land conveyed to W. J. Hole by deed recorded in Book 852 of Deeds,

at Page 69 thereof, Records of said County; said line bears North 82° 54' 00"

West;

Thence North 82° 54' 00" West, along said northerly line of that parcel

of land so conveyed to W. J. Hole, a distance of 327.59 feet to the easterly

line of Lot 1 in Block 3 of Randolph Subdivision, as shown by map on file in

Book 16 of Maps, at Page 39 thereof, Records of said County;

Thence North 0° 25' 00" East, along said easterly line, 58.73 feet to the

northeasterly corner of said Lot 1;

Thence North 89° 35' 00" West, along the northerly line of said Lot 1, a

distance of 129.10 feet to a point in the northerly line of that parcel of land

so conveyed to W. J. Hole;

DESCRIPTION APPROVAL
by *Edward Smith* 2/26/69 *ES*
S.L. 102

Thence North 65° 07' 46" West, along the northerly line of that parcel of land so conveyed to W. J. Hole, a distance of 583.22 feet to the westerly line of said Tract 5;
Thence North 0° 25' 00" East, along said westerly line, 183.57 feet to the POINT OF BEGINNING.

73693 PARCEL III.

All that portion of Lot 1 in Block 3 of Randolph Subdivision, as shown by map on file in Book 16 of Maps, at Page 39 thereof, Records of Riverside County, California, described as follows:

BEGINNING at the northeasterly corner of said Lot;

Thence South 0° 25' 00" West, along the easterly line of said Lot, a distance of 82.60 feet;

Thence North 66° 02' 28" West, 206.66 feet (Recorded North 65° 08' West, 208.15 feet) to the northerly line of said Lot;

Thence South 89° 35' 00" East, along said northerly line, a distance of 189.46 feet to the POINT OF BEGINNING.

DESCRIPTION APPROVAL
Samuel H. ... 7/17/69
SUTTOR

Dated July 17, 1969

CITY OF RIVERSIDE, a municipal corporation

By *Samuel H. ...* Mayor
Attest *Virginia ...* City Clerk

CL 304-419 (3/67)

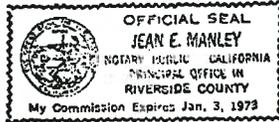
DX-413

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss

73693

On this 17th day of July 19 69, before me
Jean E. Manley a Notary Public in and for said County and State,
personally appeared BEN H. LEWIS, Mayor, and VIRGINIA J. STROBECKER, City Clerk
of the City of Riverside, California, the municipal corporation described in
and which executed the within instrument, and acknowledged to me that such
municipal corporation executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my
official seal the day and year in this certificate first above written.



Jean E. Manley
Notary Public in and for the County of
Riverside, State of California

73693

RECEIVED FOR RECORD

JUL 18 1969

50 Mrs. Part 2 Clerk M

CITY OF RIVERSIDE

Recorded in Official Records
of Riverside County, California

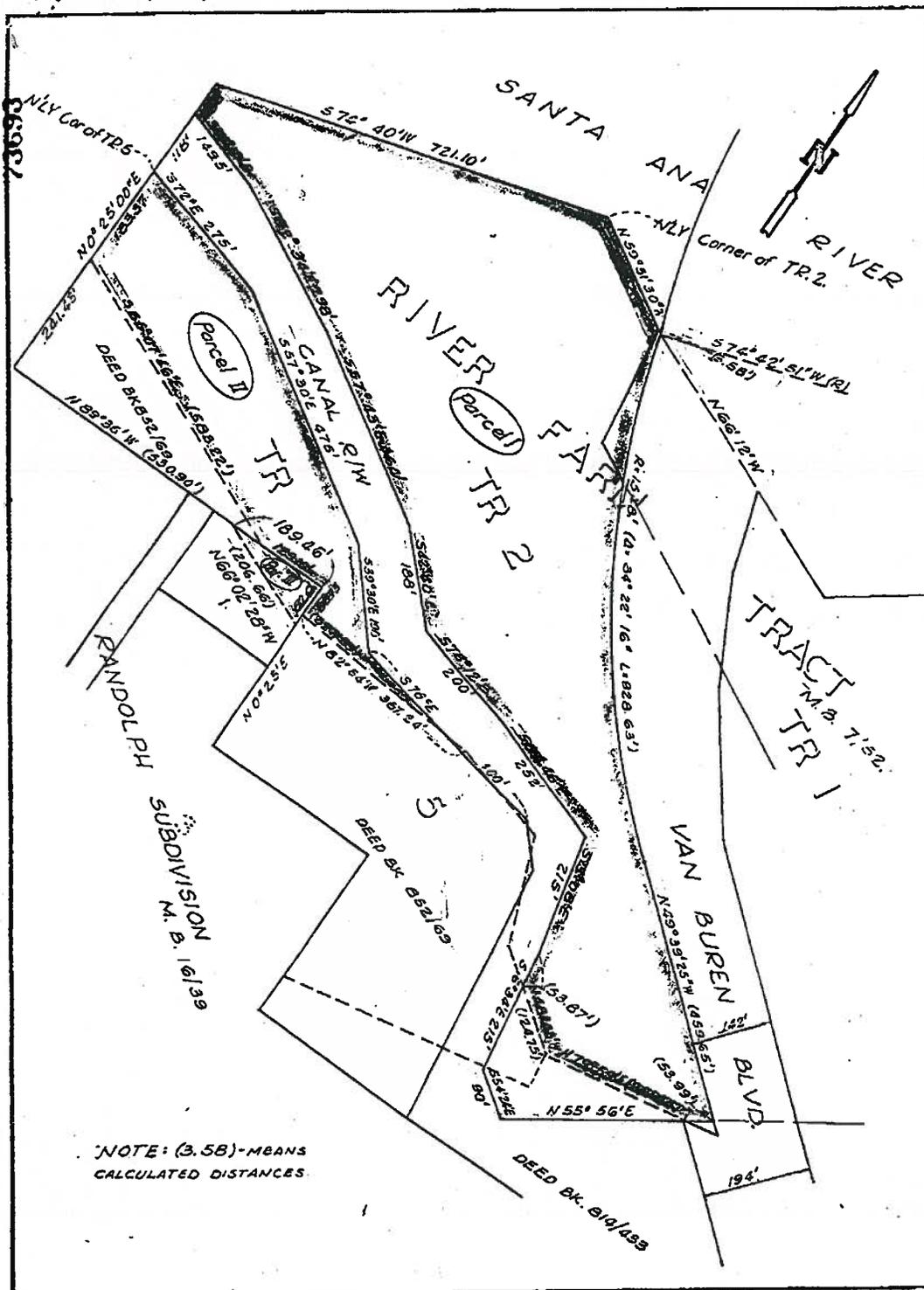
W.A. Dabugh

RECORDER

FEE \$ NONE

man

DX-413



CITY OF RIVERSIDE, CALIFORNIA

**PLAT OF PARCEL(S) DESCRIBED
IN THE ATTACHED DOCUMENT**

A.M. 7/36-1

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 1

SCALE: 1" = 200' DRAWN: 10-69 BY: G.S. SUBJECT: Por. of RIVER FARM TRACT OF 1 SHEETS

END RECORDED DOCUMENT, W. D. BALOGH, COUNTY RECORDER

DX-413