

CORPORATION GRANT DEED

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For a valuable consideration, receipt of which is hereby acknowledged, SOUTHERN COMMERCIAL CORPORATION, a corporation organized under the laws of the State of California, does hereby grant to CITY OF RIVERSIDE, a Municipal Corporation, the real property in the City of Riverside, County of Riverside, State of California, described as:

All that portion of Lot 56 of lands of SOUTHERN CALIFORNIA COLONY ASSOCIATION, as shown by Map recorded in Book 7 page 3 of Maps, records of San Bernardino County, California, particularly described as follows:

Beginning at the Southwesterly corner of Lot 11, of Fairmount Tract Unit No. 2, as shown by Map on file in Book 25 pages 17 and 18 of Maps, records of Riverside County, California;

Thence North 60° 50' 45" West, along the Northwesterly extension of the Southwesterly line of said Lot 11, 185 feet to a point on the Southeasterly line of Fairmount Boulevard, as conveyed to the City of Riverside by Deeds recorded July 7, 1893 and March 29, 1894 in Book 3 page 115 and Book 24 page 110 respectively of Deeds, records of Riverside County, California;

Thence South 29° 08' West, along the Southeasterly line of Fairmount Boulevard, 60 feet;

Thence South 60° 50' 45" East, 637.57 feet to the Northwesterly corner of Lot 39 of Valley View Tract, as shown by Map on file in Book 8 page 8 of Maps, records of Riverside County, California;

Thence North 28° 58' 20" East, 30 feet to the Southeasterly corner of Lot D (Stoddard Avenue) of Fairmount Tract Unit No. 2, hereinabove described;

Thence North 60° 50' 45" West, along the Southwesterly line of Lot D of said Fairmount Tract Unit No. 2, 452.48 feet to the Southwesterly corner of said Lot D;

Thence North 29° 08' East, along the Northwesterly line of of said Lot D, 30 feet to the point of beginning.

The property hereinabove described being conveyed in fee to the Grantee herein for public street, sewer, and all public utility purposes.

SUBJECT TO: Rights of Way of Record.

IN WITNESS WHEREOF, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Vice President and Secretary thereunto duly authorized.

Dated: April 4, 1952

SOUTHERN COMMERCIAL CORPORATION
/s/ Leonard H. Brown, Vice President
/s/ S. W. Hanly, Secretary

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