

99936

That portion of Lot 1 in Block 43 of the Lands of the Riverside Land and Irrigating Company, as shown by map recorded in Book 1 of Maps, at Page 70 thereof, records of San Bernardino County, California, described as follows:

BEGINNING at a point in the northeasterly line of Lot "A" of Town and Country Estates, as shown by map on file in Book 35 of Maps, at Pages 31 and 32 thereof, records of Riverside County, California, distant thereon South 33° 46' East, 11.00 feet from the most northerly corner of said Lot "A";

THENCE continuing South 33° 46' East, 394.00 feet;

THENCE North 56° 14' East, 29.99 feet;

THENCE South 33° 46' East; 165.00 feet to a point in the northwesterly boundary of Town and Country Estates, Unit No. 3, as shown by map on file in Book 36 of Maps, at Page 49 thereof, records of Riverside County, California; the preceding three courses being along the northeasterly boundary of said Town and Country Estates;

THENCE North 56° 14' East, 210.00 feet;

THENCE North 58° 02' East, 175.91 feet; the preceding two courses being along said northwesterly boundary of said Town and Country Estates, Unit No. 3;

THENCE North 33° 47' 45" West, 40.00 feet;

THENCE North 56° 12' 15" East, 22.00 feet;

THENCE South 33° 47' 45" East, 24.00 feet to a point in said northwesterly boundary of Town and Country Estates, Unit No. 3;

THENCE North 56° 12' 15" East, along said northwesterly boundary, 93.26 feet to a point in a line which is parallel with and distant 55.00 feet southwesterly, as measured at right angle, from the centerline of La Sierra Avenue, as shown by said map of Town and Country Estates;

THENCE North 33° 47' 45" West, along said parallel line, 180.00 feet;

THENCE South 56° 12' 15" West, 115.25 feet;

THENCE North 33° 47' 45" West, 80.00 feet;

THENCE North 56° 12' 15" East, 115.25 feet to a point in said line parallel with and distant 55.00 feet southwesterly, as measured at right angle, from said centerline of La Sierra Avenue;

THENCE North 33° 47' 45" West, along said parallel line, 149.46 feet;

THENCE South 56° 14' West, 135.04 feet;

THENCE North 33° 47' 45" West, 139.01 feet to a point in a line parallel with and distant 77.00 feet southeasterly, as measured at right angle, from the centerline of Magnolia Avenue as shown by said map of Town and Country Estates;

THENCE South 56° 14' West, along said parallel line, 395.74 feet to said point of beginning.

DESCRIPTION APPROVAL
by *George H. H. [Signature]* 7/10/84 WF
Surveyor

10861

99936

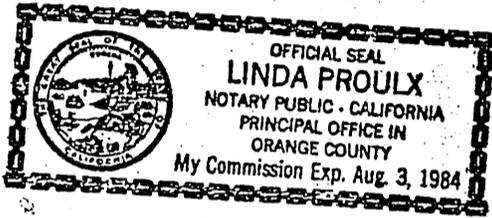
99936

STATE OF CALIFORNIA

COUNTY OF Orange

} ss.

On this 1st day of May, in the year 1984, before me, the undersigned, a Notary Public in and for said State, personally appeared Richard W. Beamish & Ruth E. Beamish



_____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person s whose name s are subscribed to the within instrument, and acknowledged to me that they executed it.

WITNESS my hand and official seal.

Linda Proulx
Notary Public in and for said State.

ACKNOWLEDGMENT—General—Wolcotts Form 233CA—Rev. 5-82
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Dated May 1, 1984

Richard W. Beamish

RICHARD W. BEAMISH

Ruth E. Beamish

RUTH E. BEAMISH

APPROVE AS TO FORM

Gayle Cooper 5-7-84
SENIOR D.P.T. CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted on January 25, 1983, and the grantee consents to the recordation thereof by its duly authorized officer.

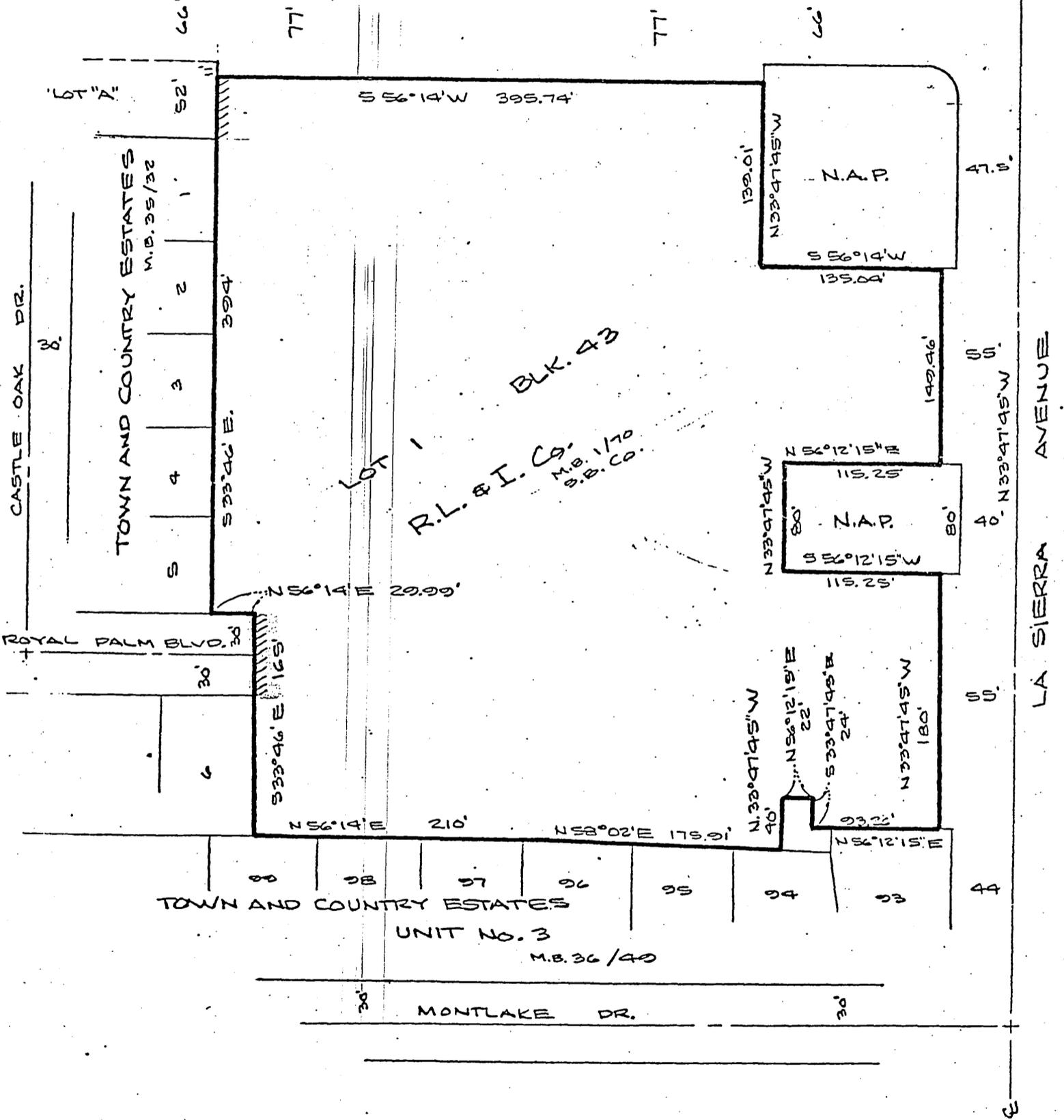
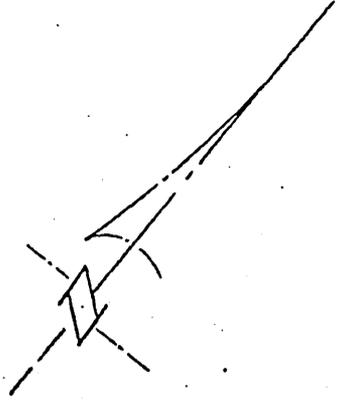
Dated 5/11/84

M. William [Signature]
Property Services Manager
Title

99936

MAGNOLIA AVENUE

N 56°14'E



LOT 1
 R.L. & I. Co.
 M.B. 1170
 S.B. Co.

BLK. 43

|||||: INDICATES ACCESS RIGHTS WAIVED

• 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 1 OF 1

6/30

SCALE: 1" = 100'

DRAWN BY WF DATE 4/10/34

SUBJECT R-10-834

10861