

Mervyn Bill et al

) GRANT DEED *check*

to

Official Book 688, Page 169

W. Wayne Taylor et al

) Recorded July 23, 1945

6/29-1

Description

That portion of the 120 acre tract in the southwesterly portion of Fractional Section 15, T. 3 S.; R. 6 W., S.B.B. & M., of a subdivision of Rancho La Sierra as shown by Map on file in Book 6 at page 70 of Maps, records of Riverside County, California, described as follows:

Commencing at the northeasterly corner of said 120 acre tract; thence running S.00°20' E., on the easterly line of said Tract, 1602.3 feet; thence S.89°40' E., 971 feet; thence N.80°10' W., 13.41 feet to the point of beginning of land hereinafter described; thence N.80°10' W., 186.59 feet; thence N.80°52' E., 145.36 feet; thence S.21°35' W., 241.20 feet; thence S.57° E., 204.95 feet; thence N.69°51' E., 253.57 feet to a line parallel with and 15 feet westerly from the easterly line of a 15 foot right of way described in Deed from L. A. Hadden to Riverside Groves and Water Company dated October 23, 1909 and recorded in Book 291 page 218 of Deeds, records of said County; thence northerly parallel with said right of way line on a curve to the right having a radius of 205 feet, 87.36 feet; thence N.05°33' E., 104.14 feet to the point of beginning.

Containing 2.26 acres and reserving therefrom a strip 15 feet wide along the easterly, northerly, and northwesterly lines for road purposes.

SUBJECT TO: Conditions, restrictions, reservations, easements and rights of way now of record.

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146

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