

GRANT DEED

RECEIVED FOR RECORD

JUN 4 1965

IN REQUEST OF
GRINTEE

Recorder's Office, Official Records
Administrative Building, California

W. W. B. B. B.

FEES \$12.00
Recorder

INDEXED

Microfilm recording from 41-65. Book and page no longer assigned. Identity by instrument.

APPROVED AS TO FORM

[Signature]
DEPUTY CITY ATTORNEY

65090

5436

BACON PROPERTIES INC., a corporation

(Grantor - Grantors)

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

Those portions of Lots 4 and 6 of the Martin and Ormand Tract, as shown by map on file in Map Book 6, page 84, Riverside County records, more particularly described as follows:

PARCEL NO. 1 -

Commencing at the point of intersection of the westerly line of said Tract with the southerly line of the right of way of the Gage Canal, as shown on said map;

Thence North 78°08'10" East, along the southerly line of the right of way of the said Gage Canal, 676.60 feet to the TRUE point of beginning of the parcel to be described, said point of beginning being also a point on a curve concave westerly and having a radius of 1445 feet, the center of said curve bears South 74°13'40" West from said point of beginning;

Thence southerly along said curve through an angle of 22°28'30" an arc length of 566.82 feet to the south line of said Lot 6;

Thence North 89°59'10" East, along the south line of said Lot 6, a distance of 110.71 feet to a point on a curve concave westerly and having a radius of 1555 feet, the center of said curve bears North 83°46'25" West from said point;

Thence northerly along said curve, concentric with the 1445 foot radius curve, through an angle of 21°43'15" an arc length of 589.50 feet to the southerly line of the right of way of the said Gage Canal;

Thence South 78°08'10" West, along said southerly line, 110.25 feet to the TRUE point of beginning.

The above described parcel being also shown as parcel 8 on plat of a Record of Survey on file in Book 36, page 40, Records of Surveys, Records of Riverside County.

PARCEL NO. 2 -

An easement for roadway slope and drainage purposes more particularly described as follows:

Beginning at a point on the south line of said Lot 6, distant thereon North 89°59'10" East, 706.63 feet from the southwest corner of said Lot 6, said point being also the southwesterly corner of the herein above described Parcel No. 1;

Thence northerly along the westerly line of said Parcel No. 1, being along a curve concave westerly and having a radius of 1,445 feet, through an angle of 22°28'30" an arc length of 566.82 feet, the initial radius bears South 83°17'50" East;

Thence southerly along a curve concave westerly and having a radius of 1,200 feet, through an angle of 27°03'40" an arc length of 566.77 feet to the south line of said Lot 6, the initial radius bears North 75°29'50" East;

Thence North 89°59'10" East, along said south line, 35 feet to the point of beginning.

Containing approximately 0.23 acres.

PARCEL NO. 3 -

An easement for roadway slope purposes more particularly described as follows;

5426

06059

PARCEL NO. 1 -

Commencing at the point of intersection of the westerly line of said Tract with the southerly line of the right of way of the Gage Canal, as shown on said map;

Thence North 78°08'10" East, along the southerly line of the right of way of the said Gage Canal, 676.60 feet to the TRUE point of beginning of the parcel to be described, said point of beginning being also a point on a curve concave westerly and having a radius of 1445 feet, the center of said curve bears South 74°13'40" West from said point of beginning;

Thence southerly along said curve through an angle of 22°28'30" an arc length of 566.82 feet to the south line of said Lot 6;

Thence North 89°59'10" East, along the south line of said Lot 6, a distance of 110.71 feet to a point on a curve concave westerly and having a radius of 1555 feet, the center of said curve bears North 83°46'25" West from said point;

Thence northerly along said curve, concentric with the 1445 foot radius curve, through an angle of 21°43'15" an arc length of 589.50 feet to the southerly line of the right of way of the said Gage Canal;

Thence South 78°08'10" West, along said southerly line, 110.25 feet to the TRUE point of beginning.

The above described parcel being also shown as parcel 8 on plat of a Record of Survey on file in Book 36, page 40, Records of Surveys, Records of Riverside County.

PARCEL NO. 2 -

An easement for roadway slope and drainage purposes more particularly described as follows:

Beginning at a point on the south line of said Lot 6, distant thereon North 89°59'10" East, 706.63 feet from the southwest corner of said Lot 6, said point being also the southwest corner of the herein above described Parcel No. 1;

Thence northerly along the westerly line of said Parcel No. 1, being along a curve concave westerly and having a radius of 1,445 feet, through an angle of 22°28'30" an arc length of 566.82 feet, the initial radius bears South 83°17'50" East;

Thence southerly along a curve concave westerly and having a radius of 1,200 feet, through an angle of 27°03'40" an arc length of 566.77 feet to the south line of said Lot 6, the initial radius bears North 75°29'50" East;

Thence North 89°59'10" East, along said south line, 35 feet to the point of beginning.

Containing approximately 0.23 acres.

PARCEL NO. 3 -

An easement for roadway slope purposes more particularly described as follows;

Beginning at a point on the south line of said Lot 6, distant thereon North 89°59'10" East, 817.34 feet from the southwest corner of said Lot 6, said point being also the southeasterly corner of the herein above described Parcel No. 1;

Thence northerly along the easterly line of said Parcel No. 1, being along a curve concave westerly and having a radius of 1555 feet, through an angle of 12°28'19" an arc length of 338.49 feet, the initial radius bears South 83°46'25" East;

Thence South 9°49'29" East, 104.47 feet;

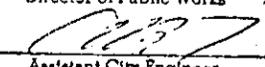
Thence South 1°47'55" East, 234.98 feet to the south line of said Lot 6, distant thereon North 89°59'10" East, 25.15 feet from the point of beginning;

Thence South 89°59'10" West, 25.15 feet to the point of beginning.

Containing approximately 0.09 acres.

APPROVED AS TO DESCRIPTION

J. F. MARTINEK
Director of Public Works

By 
Assistant City Engineer

by 7/10-3-10-65

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated 5-21-65

From: Bacon Properties, Inc.

For: Two Lots 4 & 6, Martin & Grand Street

to the City of Riverside, a municipal corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-3-58 in Bk. 2374 O.R. pg. 339 Et Seq. Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned,

Dated 6-4-65 L. N. Haily
Property Management Officer

Return Deed to: Office of City Clerk
Riverside, California

65090

L. L. Bacon, President

By: [Signature]
BACON PROPERTIES INC.

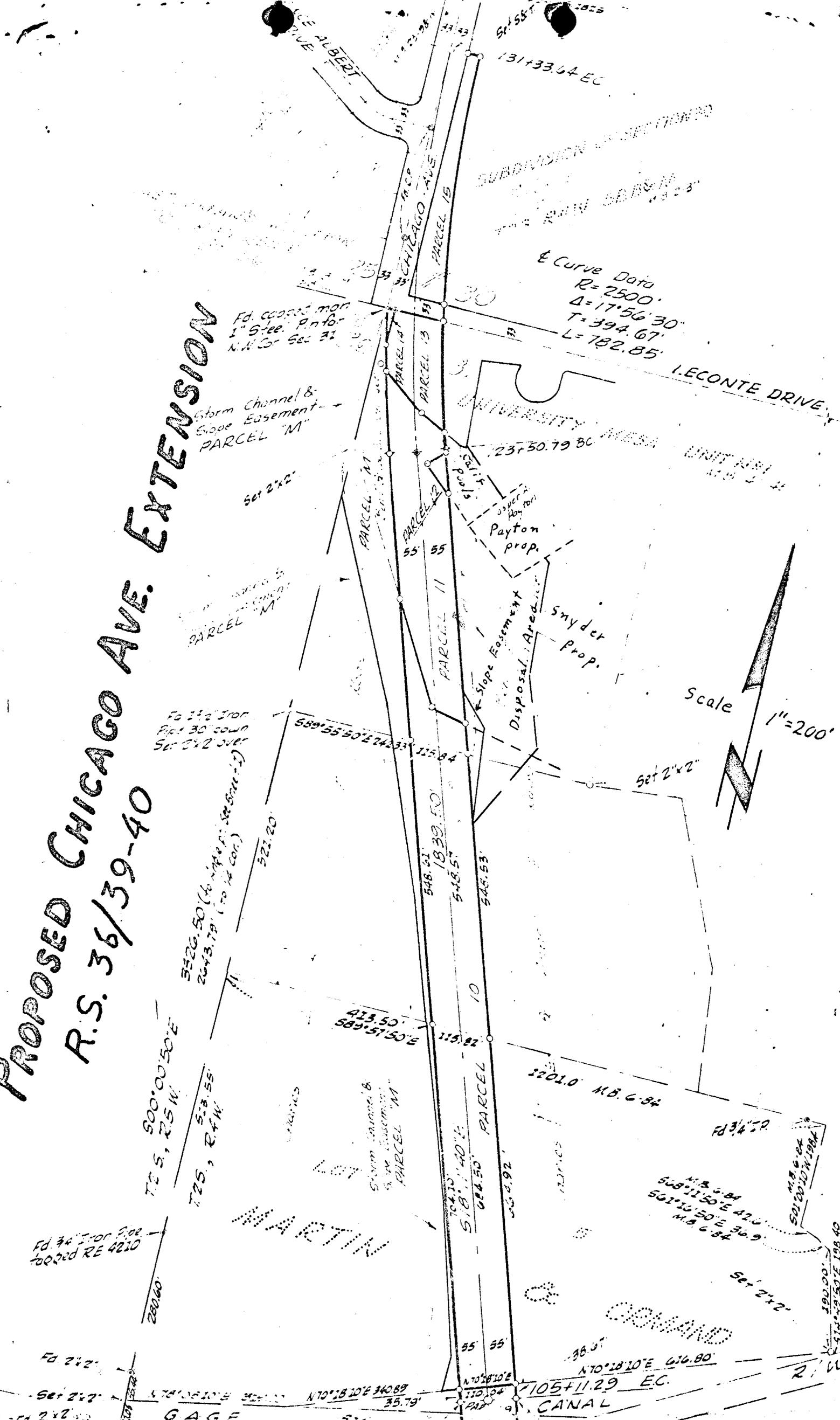


Dated May 21 19 65

Witness: [Signature]
5-21-65

PROPOSED CHICAGO AVE. EXTENSION

R.S. 36/39-40



Curve Data
 R = 2500'
 Δ = 17° 56' 30"
 T = 394.67'
 L = 782.85'

Scale
 1" = 200'

Fd. 6000' from
 1" Steel Pin for
 N.M. of Sec 31

Storm Channel &
 Slope Easement
 PARCEL "M"

Fd. 33' from
 Pipe 30" down
 Set 2"x2" over

5526.50 (to top of 18" steel pipe)
 2643.79 (to 1st cor.)

T2S, 500° 00' 50"E
 T2S, 25° 15' W

T2S, 5° 3' 55"
 R24° W

Fd. 44' from Pipe
 6000' RE 4210

N18° 58' 44"
 S68° 11' 50" E 47.0'
 S61° 30' 50" E 36.9'
 N18° 6' 84"

N70° 28' 10" E 616.80'

105+11.29 EC.

GAGE

CANAL