

31762

5787

GRANT DEED

APPROVED AS TO FORM

M. Neal Singer  
DEPUTY CITY ATTORNEY

James H. Seley & Alice Colwell Seley, husband & wife

(~~Grantor~~ - Grantors)

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

That portion of Tract "A" of Record of Survey on file in Book 12, page 56 of Records of Survey, Records of Riverside County, California, being more particularly described as follows:

Beginning at a 3/4 inch iron pipe being the northwesterly corner of Piedmont Drive (50 feet wide);

Thence S 42° 16' 45" E, along the southwesterly line of said Piedmont Drive, 25 feet to the beginning of a non-tangent curve concave southwesterly, having a radius of 135 feet, the initial radial line to the beginning of said non-tangent curve bears N 20° 36' 18" E.

Thence northwesterly along said curve 51.44 feet through a central angle of 21° 49' 50" to the end of said non-tangent curve, said point being a line bearing S 73° 35' W from the point of beginning, the terminal radial line bears N 01° 13' 32" W, to the end of said curve;

Thence N 73° 35' E, 35 feet to the point of beginning.

DESCRIPTION APPROVAL  
by Ernest R. ... 3.19.66 by WLP  
Surveyor

310.11 sq. ft.

0.007 acres

Dated March 21 1966

James H. Seley  
JAMES H. SELEY  
Alice Colwell Seley  
ALICE COLWELL SELEY

CL 304-418 (4/64)

5787

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SLOPE

EASEMENT

ARLINGTON

AVE.

SEE DETAIL

PORTION  
OF

TRACT

"A"

N 01° 13' 32" W (R)  
13.23'

N 20° 36' 18" E (R)  
36.18'

R/S 12/56

N 73° 35' E  
35'

3/4 inch iron

S 42° 16' 45" E  
25'

PIEDMONT

DRIVE

50'

Curve Data

R = 135'  
Δ = 21° 49' 50"  
L = 51.44'

CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED  
IN THE ATTACHED DOCUMENT

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.

SCALE: 1" = 50'

DRAWN 3/2/66 BY RGM

SUBJECT Corner Cut-off (Piedmont)

5/6/61

31762

RECEIVED FOR RECORD

MAR 25 1966

15 Min. Past 3 o'clock PM

At request of

*City Clerk*  
Recorded in Official Records  
of Riverside County, California

*W. W. D. D. D.*

FEE \$ *None* Recorder

Microfilm recording from 4-1-65. Book and  
page no longer assigned. Identify by document  
number and year of filing.

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