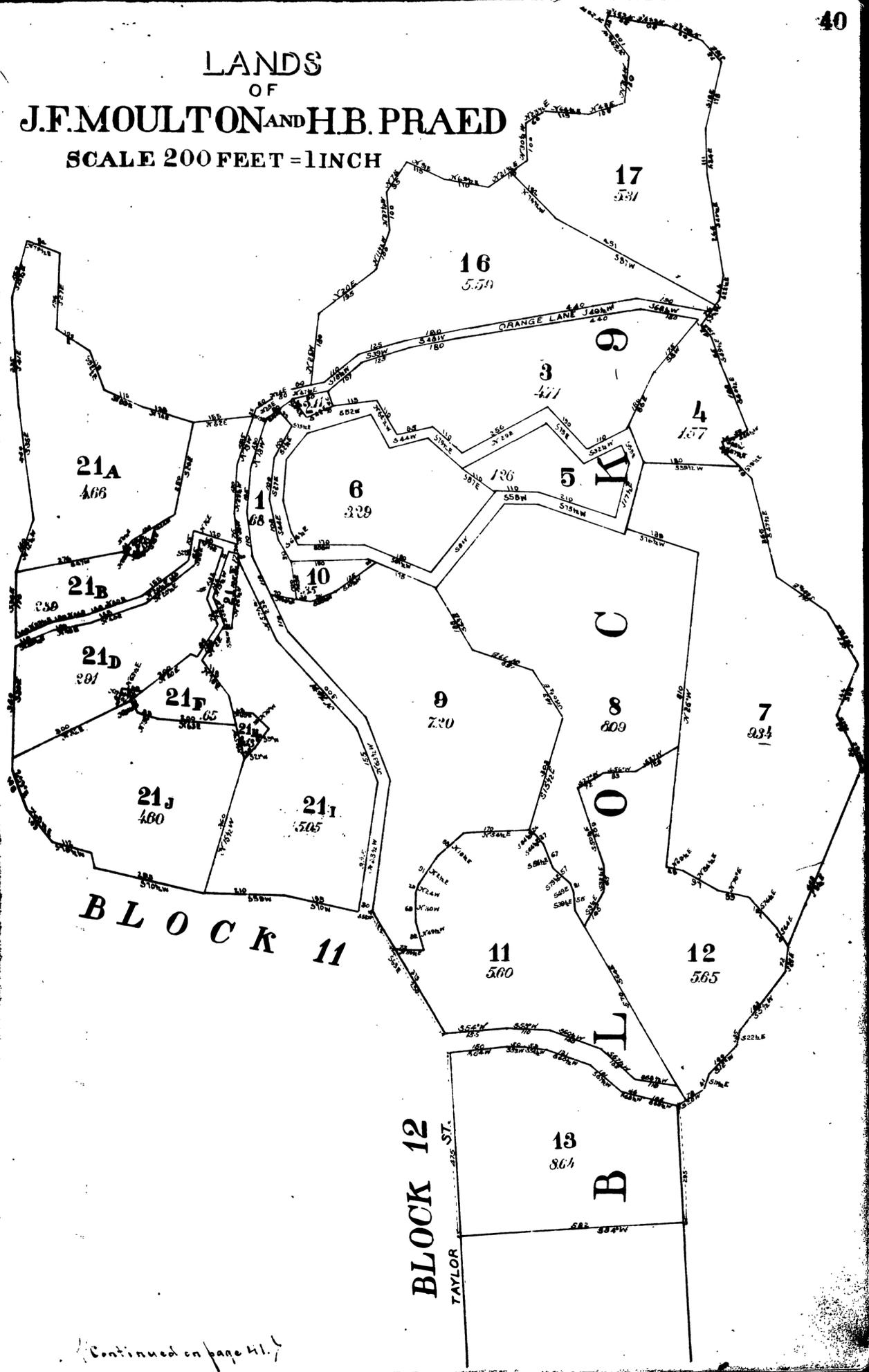
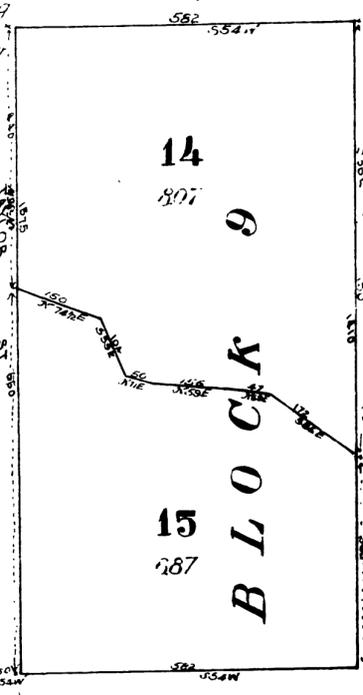


LANDS
OF
J.F. MOULTON AND H.B. PRAED
SCALE 200 FEET = 1 INCH



Continued on page 41.

This is to certify that the undersigned are the proprietors and owners of all that well known and famous Rancho in Riverside County but formerly in San Bernardino County, State of California bounded and described as follows, commencing at the NW corner of Lot 6 Block 12 said NW corner being at the junction of Victoria Avenue and Taylor Street as delineated upon a certain Map of Record filed at the request of W.E. Pedley, in book 1 of Maps, page 49 and seq. Records of Riverside County, California, thence running fifty feet (50) S 54° W across Taylor Street to the NE corner of Lot 15 Block 9, thence running S 54° W five hundred and eighty two feet (582) along the boundary of said Lot 15 Block 9 to the NW corner of said Lot 15 Block 9, thence running S 36° E fourteen hundred and ten feet (1410) to the SW corner of Lot 13 Block 9; Thence running S 20° W seventy three feet (73), S 11° E forty one feet (41), S 12° W one hundred feet (100), S 22° E thirty five feet (35), S 51° W one hundred and three feet (103), S 20° E twenty two feet (22), S 91° E four hundred and sixty eight feet (468), S 50° E ninety feet (90), S 62° E sixty three feet (63), S 9° E one hundred and forty four feet (144), S 62° E one hundred and fifty seven feet (157), S 85° E one hundred and sixty one feet (161), S 47° E two hundred and sixty five feet (265), S 71° E eighty two feet (82), S 57° E thirty six feet (36), S 45° W twenty six feet (26), S 26° W fifty feet (50), S 43° E one hundred and eighty eight feet (188), S 49° E sixty five feet (65), S 74° E forty two feet (42), S 32° W seventy six feet (76), S 22° E sixty four feet (64), S 40° E two hundred and sixty five feet (265), S 34° E one hundred and eleven feet (111), S 18° E one hundred and seventy eight feet (178), S 74° E seventy two feet (72), S 82° E one hundred feet (100), S 64° E eighty feet (80), S 91° E ninety feet (90), S 20° W thirty five feet (35), S 59° W one hundred feet (100), S 24° W one hundred and twenty (20), S 33° E one hundred feet (100), S 64° E one hundred and fifteen feet (115), S 23° E sixty feet (60), S 30° W one hundred feet (100), S 71° E one hundred and fifteen feet (115), S 7° E ninety five feet (95), S 37° W one hundred feet (100), S 1° W one hundred feet (100), S 20° E one hundred and ninety five feet (195), S 25° W one hundred and ninety (190) to the south side of Orange Lane, S 47° E sixty feet (60) along Orange Lane to the south side of View Avenue, S 25° E fifty feet (50) across View Avenue, S 75° E fifty feet (50), S 13° W twenty five feet (25), S 25° E one hundred and fifty five feet (155), S 74° E one hundred and thirty five feet (135), S 83° E one hundred and ten feet (110), S 52° E one hundred and ten feet (110), S 1° E one hundred and five feet (105), S 27° E one hundred and ninety six feet (196), S 74° E eighty four feet (84), S 15° E one hundred and fifty three feet (153), S 4° E two hundred and thirty five feet (235), S 35° E three hundred and forty feet (340), S 42° E three hundred and seventy feet (370), S 30° E three hundred and forty feet (340), S 53° E one hundred and eight feet (108), S 68° E one hundred and five feet (105), S 69° W one hundred and twelve feet (112), S 36° W thirty six feet (36) to the south side of Dufferin Avenue; Thence running along the south side of Dufferin Avenue S 70° W two hundred and ninety five feet (295), S 59° W two hundred and twenty feet (210), S 70° W one hundred and ninety five feet (195), S 52° W thirty feet (30) across Taylor Street; Thence running along the south side of Taylor Street S 63° E three hundred and seventy three feet (373) to the southeast corner of Cleveland Avenue, thence, across Cleveland Avenue S 19° W forty feet (40) to the east corner of Lot 13 Block 9, in Taylor Street; Thence running along the side of Taylor Street S 36° E thirty two hundred and eighty two feet (3282) to the NE corner of Lot 15 Block 9; thence S 54° E fifty feet (50) to the point of beginning being the NW corner of Lot 6 Block 12



The above described and contained part of the Rancho is bounded and described as follows, as delineated upon a certain Map of Record filed at the request of W.E. Pedley, in book 1 of Maps, page 49 and seq. Records of Riverside County, California, thence running fifty feet (50) S 54° W across Taylor Street to the NE corner of Lot 15 Block 9, thence running S 54° W five hundred and eighty two feet (582) along the boundary of said Lot 15 Block 9 to the NW corner of said Lot 15 Block 9, thence running S 36° E fourteen hundred and ten feet (1410) to the SW corner of Lot 13 Block 9; Thence running S 20° W seventy three feet (73), S 11° E forty one feet (41), S 12° W one hundred feet (100), S 22° E thirty five feet (35), S 51° W one hundred and three feet (103), S 20° E twenty two feet (22), S 91° E four hundred and sixty eight feet (468), S 50° E ninety feet (90), S 62° E sixty three feet (63), S 9° E one hundred and forty four feet (144), S 62° E one hundred and fifty seven feet (157), S 85° E one hundred and sixty one feet (161), S 47° E two hundred and sixty five feet (265), S 71° E eighty two feet (82), S 57° E thirty six feet (36), S 45° W twenty six feet (26), S 26° W fifty feet (50), S 43° E one hundred and eighty eight feet (188), S 49° E sixty five feet (65), S 74° E forty two feet (42), S 32° W seventy six feet (76), S 22° E sixty four feet (64), S 40° E two hundred and sixty five feet (265), S 34° E one hundred and eleven feet (111), S 18° E one hundred and seventy eight feet (178), S 74° E seventy two feet (72), S 82° E one hundred feet (100), S 64° E eighty feet (80), S 91° E ninety feet (90), S 20° W thirty five feet (35), S 59° W one hundred feet (100), S 24° W one hundred and twenty (20), S 33° E one hundred feet (100), S 64° E one hundred and fifteen feet (115), S 23° E sixty feet (60), S 30° W one hundred feet (100), S 71° E one hundred and fifteen feet (115), S 7° E ninety five feet (95), S 37° W one hundred feet (100), S 1° W one hundred feet (100), S 20° E one hundred and ninety five feet (195), S 25° W one hundred and ninety (190) to the south side of Orange Lane, S 47° E sixty feet (60) along Orange Lane to the south side of View Avenue, S 25° E fifty feet (50) across View Avenue, S 75° E fifty feet (50), S 13° W twenty five feet (25), S 25° E one hundred and fifty five feet (155), S 74° E one hundred and thirty five feet (135), S 83° E one hundred and ten feet (110), S 52° E one hundred and ten feet (110), S 1° E one hundred and five feet (105), S 27° E one hundred and ninety six feet (196), S 74° E eighty four feet (84), S 15° E one hundred and fifty three feet (153), S 4° E two hundred and thirty five feet (235), S 35° E three hundred and forty feet (340), S 42° E three hundred and seventy feet (370), S 30° E three hundred and forty feet (340), S 53° E one hundred and eight feet (108), S 68° E one hundred and five feet (105), S 69° W one hundred and twelve feet (112), S 36° W thirty six feet (36) to the south side of Dufferin Avenue; Thence running along the south side of Dufferin Avenue S 70° W two hundred and ninety five feet (295), S 59° W two hundred and twenty feet (210), S 70° W one hundred and ninety five feet (195), S 52° W thirty feet (30) across Taylor Street; Thence running along the south side of Taylor Street S 63° E three hundred and seventy three feet (373) to the southeast corner of Cleveland Avenue, thence, across Cleveland Avenue S 19° W forty feet (40) to the east corner of Lot 13 Block 9, in Taylor Street; Thence running along the side of Taylor Street S 36° E thirty two hundred and eighty two feet (3282) to the NE corner of Lot 15 Block 9; thence S 54° E fifty feet (50) to the point of beginning being the NW corner of Lot 6 Block 12

The above described and contained part of the Rancho is bounded and described as follows, as delineated upon a certain Map of Record filed at the request of W.E. Pedley, in book 1 of Maps, page 49 and seq. Records of Riverside County, California, thence running fifty feet (50) S 54° W across Taylor Street to the NE corner of Lot 15 Block 9, thence running S 54° W five hundred and eighty two feet (582) along the boundary of said Lot 15 Block 9 to the NW corner of said Lot 15 Block 9, thence running S 36° E fourteen hundred and ten feet (1410) to the SW corner of Lot 13 Block 9; Thence running S 20° W seventy three feet (73), S 11° E forty one feet (41), S 12° W one hundred feet (100), S 22° E thirty five feet (35), S 51° W one hundred and three feet (103), S 20° E twenty two feet (22), S 91° E four hundred and sixty eight feet (468), S 50° E ninety feet (90), S 62° E sixty three feet (63), S 9° E one hundred and forty four feet (144), S 62° E one hundred and fifty seven feet (157), S 85° E one hundred and sixty one feet (161), S 47° E two hundred and sixty five feet (265), S 71° E eighty two feet (82), S 57° E thirty six feet (36), S 45° W twenty six feet (26), S 26° W fifty feet (50), S 43° E one hundred and eighty eight feet (188), S 49° E sixty five feet (65), S 74° E forty two feet (42), S 32° W seventy six feet (76), S 22° E sixty four feet (64), S 40° E two hundred and sixty five feet (265), S 34° E one hundred and eleven feet (111), S 18° E one hundred and seventy eight feet (178), S 74° E seventy two feet (72), S 82° E one hundred feet (100), S 64° E eighty feet (80), S 91° E ninety feet (90), S 20° W thirty five feet (35), S 59° W one hundred feet (100), S 24° W one hundred and twenty (20), S 33° E one hundred feet (100), S 64° E one hundred and fifteen feet (115), S 23° E sixty feet (60), S 30° W one hundred feet (100), S 71° E one hundred and fifteen feet (115), S 7° E ninety five feet (95), S 37° W one hundred feet (100), S 1° W one hundred feet (100), S 20° E one hundred and ninety five feet (195), S 25° W one hundred and ninety (190) to the south side of Orange Lane, S 47° E sixty feet (60) along Orange Lane to the south side of View Avenue, S 25° E fifty feet (50) across View Avenue, S 75° E fifty feet (50), S 13° W twenty five feet (25), S 25° E one hundred and fifty five feet (155), S 74° E one hundred and thirty five feet (135), S 83° E one hundred and ten feet (110), S 52° E one hundred and ten feet (110), S 1° E one hundred and five feet (105), S 27° E one hundred and ninety six feet (196), S 74° E eighty four feet (84), S 15° E one hundred and fifty three feet (153), S 4° E two hundred and thirty five feet (235), S 35° E three hundred and forty feet (340), S 42° E three hundred and seventy feet (370), S 30° E three hundred and forty feet (340), S 53° E one hundred and eight feet (108), S 68° E one hundred and five feet (105), S 69° W one hundred and twelve feet (112), S 36° W thirty six feet (36) to the south side of Dufferin Avenue; Thence running along the south side of Dufferin Avenue S 70° W two hundred and ninety five feet (295), S 59° W two hundred and twenty feet (210), S 70° W one hundred and ninety five feet (195), S 52° W thirty feet (30) across Taylor Street; Thence running along the south side of Taylor Street S 63° E three hundred and seventy three feet (373) to the southeast corner of Cleveland Avenue, thence, across Cleveland Avenue S 19° W forty feet (40) to the east corner of Lot 13 Block 9, in Taylor Street; Thence running along the side of Taylor Street S 36° E thirty two hundred and eighty two feet (3282) to the NE corner of Lot 15 Block 9; thence S 54° E fifty feet (50) to the point of beginning being the NW corner of Lot 6 Block 12

The undersigned hereby reserve to themselves their heirs or assigns the right to use Taylor Street, Orange Lane, and the continuations of Dufferin Avenue, Cleveland Avenue, and Victoria Avenue as delineated upon accompanying map for the purpose of laying pipes or other conduits for carrying water across or along said streets and avenues as well as the right to use said streets and avenues for laying and maintaining street railroads thereon, and to run thereon cars propelled by horse, steam, electricity, or other motive power.

Neither the filing, nor the filing and recording of this map nor any reference thereto in any deed of conveyance shall be construed to give the right to any person, corporation or municipality, except the undersigned, their heirs or assigns to abridge the above reservations.

We hereby further certify that the acreage contained in each Lot is given in red; Lot numbers and dimensions in black and that this map is drawn to a scale of two hundred feet (200) to one inch. In witness whereof we have set hereunto our names this nineteenth day of March 1898

HERBERT BULKLEY PRAED and JOHN FLETCHER MOULTON
By William Everett Pedley their Attorney in fact

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } 55.

On this nineteenth day of March in the year one thousand eight hundred and ninety eight before me Raymond Best a Notary Public in and for the County of Riverside State of California residing then duly commissioned and sworn personally appeared William Everett Pedley personally known to me to be the person described in and whose name is subscribed to the annexed and foregoing instrument and he duly acknowledged to me that he signed the names of Herbert Bulkley Praed and John Fletcher Moulton there to as principals and his own name as attorney in fact

In witness whereof I have hereunto set my hand and affixed my Official Seal at my Office in the said COUNTY AND STATE on the day and year in this Certificate first above written

RAYMOND BEST
NOTARY PUBLIC in and for the COUNTY of RIVERSIDE
STATE of CALIFORNIA.

NOTARIAL SEAL

Received for Record MAR 19 1898 at 35 min past 3 o'clock P.M. at request of W.E. Pedley copied in Book No 1 of Maps page 40 et seq. Records of RIVERSIDE COUNTY CALIFORNIA. E.H. GRUWELL Recorder Fees \$30.00

I hereby certify that the foregoing is a full true and correct copy of the Original

E.H. GRUWELL RECORDER
By GEO. M. PEARSON Co. Surveyor and Ex-Officio Dep. Co. Recorder

MB 1/41