

24457 42009-C

2116/213

Form R/W-7

DISTRICT	COUNTY	ROUTE	SECTION
VIII.	Riv	19	A

#8509

GRANT DEED (CORPORATION)

CITY OF RIVERSIDE, a municipal corporation,

do hereby GRANT to the STATE OF CALIFORNIA all that real property in the

County of Riverside, State of California, described as:

That portion of Lot 2, as shown by AMENDED MAP OF INDIAN HILL TRACT, on file in Book 10, Page 3 of Maps, Records of said County, described as follows:

COMMENCING at a one and one-half inch iron pipe marking the most Westerly corner of that certain parcel of land as conveyed to W. J. Clark by Deed recorded February 15, 1943 in Book 570, Page 310 of Official Records of said County; thence along the Northwesterly line of said Clark parcel of land North 37° 22' 48" East 203.32 feet; thence along a non-tangent curve concave Southerly with a radius of 5,000 feet from a tangent bearing South 82° 00' 48" East through an angle of 2° 31' 52"; a distance of 399.95 feet to the Northwesterly line of that certain parcel of land as conveyed to the City of Riverside by Deed recorded May 6, 1949 in Book 1074, Page 195 of Official records of said

17-124 10-7-62

AM 7-10-1

RESOLUTION ATTACHED

DEED OUT

303

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County, and th **UE POINT OF BE** **ING**; thence along a non tangent
curve concave Southerly with a radius of 8,000 feet from a tangent bearing
ing South 79° 28' 56" East through an angle of 5° 35' 17", a distance
of 780.25 feet; thence along a non-tangent curve concave Southerly with
a radius of 7,375 feet from a tangent bearing South 73° 33' 39" East,
through an angle of 4° 36' 15", a distance of 592.64 feet to the Westerly
line of the City Limits of the City of Riverside; thence along said
Westerly line North 24° 35' 09" East 250.46 feet; thence along a non-
tangent curve concave Southerly with a radius of 7,625 feet, from a tan-
gent bearing North 68° 50' 25" West through an angle of 7° 03' 04", a
distance of 938.38 feet to a point of compound curve; thence along said
compound curve concave Southerly with a radius of 6,500 feet, from a tan-
gent bearing North 75° 53' 30" West, through an angle of 1° 18' 06", a
distance of 147.67 feet to said Northwesterly line of the City of
Riverside parcel of land; thence along said Northwesterly line
South 60° 28' 48" West 119.12 feet; thence South 68° 27' 48" West 230.57
feet to the TRUE POINT OF BEGINNING. (A)

Copy to description
of the property
to the Registrar
of the Superior Court
of the County of
Riverside

Containing 7.00 acres, more or less.

This conveyance is made for the purpose of a freeway and the grantor hereby releases and relinquishes to the grantee any and all abutter's rights, including access rights, appurtenant to grantor's remaining property, in and to said freeway.

EXCEPTING and reserving to the grantors herein, their Successors and assigns, all water, water rights, oil, oil rights, minerals, mineral rights, natural gas, natural gas rights and other hydrocarbons by whatsoever name known that may be within or under the parcel of land hereinbefore described without, however, the right ever to drill, dig or mine through the surface of said land therefor or otherwise in such manner as to endanger the safety of any highway that may be constructed on the lands hereby conveyed.

This conveyance is made subject to the provision that no well will ever be drilled on or water extracted from the land herein conveyed.

EXCEPTING and reserving to the grantor herein, the unlimited right to drill wells on and extract water from grantor's remaining property without regard to any effect the drilling of wells or the extraction of water may have upon the land herein conveyed or upon the subsurface water thereunder; provided, however, that said drilling of wells or extraction of water shall not be performed in such manner as

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