

DEED

1 For a valuable consideration, receipt of which is hereby acknowledged,  
2 W.E. Walter S. Roeder and Eva M. Roeder, his wife, Harold W. Heers  
3 and Virginia R. Heers, his wife, and Carol D. Heers and Evelyn M.  
4 Heers, his wife, do hereby Grant to The City of Riverside, California,  
a municipal corporation, for public street purposes, the real property  
in the City of Riverside, County of Riverside, State of California,  
described as:

5 All that portion of the South half of the North Half of  
6 Section 34, Township 2 South, Range 5 West, San Bernardino Base and  
Meridian as shown on United States Government Survey and more partic-  
ularly described as follows:

7 Beginning at a point on the Southeasterly line of Magnolia  
8 Avenue, 20 feet South of and measured at right angles to the West-  
9 erly extension of the Southerly line of Parcel 1 as shown on Record  
of Survey on file in Book 9 page 2 of Records of Survey, records of  
Riverside County, California;

10 Thence Easterly and parallel with the Southerly lines and  
the Westerly extension thereof of Parcels 1, 4 and 5 of said Record  
11 of Survey to a point on the West line of the East Half of the East  
12 Half of the Southeast quarter of Northwest quarter of said Section  
34, said point being 20 feet South of the Southeast corner of said  
Record of Survey;

13 Thence Easterly on a straight line to a point on the East  
14 line of the Southwest quarter of the Northeast quarter of said Section  
34, said point being 191.50 feet Southerly of the Northeast corner  
of said Southwest quarter of the Northeast quarter of said Section  
34;

15 Thence Southerly on said East line a distance of 38 feet to  
a point;

16 Thence Westerly on a straight line to a point on the West  
17 line of the East half of the East Half of the Southeast quarter of  
the Northwest quarter of said Section 34, said point being 108 feet  
18 Southerly of the Southeast corner of said Record of Survey;

19 Thence continuing Westerly and parallel with the Southerly  
20 lines of Parcels 1, 4 and 5 of said Record of Survey and the West-  
erly extension of said Southerly lines, to a point in the Southeast-  
erly line of said Magnolia Avenue;

21 Thence Northeasterly along said Southeasterly line of said  
Magnolia Avenue to the Point of Beginning;

22 ALSO all that portion of the Southeast quarter of the North-  
west quarter of Section 34, Township 2 South, Range 5 West, San  
Bernardino Base and Meridian, as shown on United States Government  
23 Survey and more particularly described as follows:

24 Beginning at the Northeast corner of the Whitted Tract as  
shown by Map on file in Book 22 page 6 of Maps, records of Riverside  
County, California;

25 Thence South 0° 07' East along the Easterly line of said  
Whitted Tract, a distance of 378 feet to a point;

26 Thence Easterly parallel with the South line of said South-  
east quarter of the Northwest quarter of said Section, a distance  
of 43 feet;

27 Thence Northerly parallel with the Easterly line of said  
Whitted Tract and the Northerly prolongation of said Easterly line,  
28 a distance of 420 feet;

29 Thence South 89° 16' East, a distance of 40 feet;

Thence South 0° 07' East, a distance of 50 feet;

30 Thence North 89° 16' East, a distance of 43 feet to the  
Point of Beginning;

31 ALSO all that portion of the East one-half of the Northwest  
one-quarter of Section 34, Township 2 South, Range 5 West, San  
Bernardino Base and Meridian, described as follows:

32 Beginning at a point which bears North 00° 02' West, a

1 distance of 205 feet from the Northwest corner of Lot E, as  
2 shown on a map of the Whitted Tract on file in map book 22 page  
3 5 thereof, Records of the Recorder's Office of Riverside County,  
4 California;

5 Thence Southeasterly on a curve concave to the Southwest  
6 having a radius of 105 feet, through an angle of 45° an arc  
7 length of 32.47 feet, the initial radial line bears South 00°  
8 44' East;

9 Thence South 45° 44' East, a distance of 214.65 feet;

10 Thence Southeasterly on a curve concave to the Northeast  
11 having a radius of 100 feet through an angle of 45° an arc length  
12 of 78.54 feet;

13 Thence North 89° 16' East, a distance of 78.57 feet to a  
14 point on the Westerly line of De Anza Avenue extended northerly;

15 Thence South 00° 07' East along the Westerly line of De  
16 Anza Avenue extended northerly, a distance of 50 feet;

17 Thence North 89° 16' West, a distance of 78.01 feet;

18 Thence Northwesterly on a curve concave to the Northeast,  
19 having a radius of 150 feet through an angle of 45°, an arc  
20 length of 117.31 feet;

21 Thence North 45° 44' West, a distance of 214.65 feet;

22 Thence Northwesterly on a curve concave to the Southwest  
23 having a radius of 55 feet through an angle of 45° an arc of  
24 43.20 feet;

25 Thence South 89° 16' West, a distance of 0.64 feet;

26 Thence North 00° 02' West, a distance of 50 feet to the  
27 Point of Beginning;

28 ALSO all that portion, beginning at the Northeast corner  
29 of Lot 5 as shown on a map of Whitted Tract, on file in Map  
30 Book 22 at page 6 thereof, Records of the Recorder's Office of  
31 Riverside County, California;

32 Thence N 00° 07' W, a distance of 547.00 feet;

Thence N 89° 16' E, a distance of 86.00 feet;

Thence S 00° 07' E, a distance of 547.00 feet;

Thence S 89° 16' W, a distance of 86.00 feet;

to the point of beginning.

Dated July 12, 1955

/s/ Carol D. Heers

/s/ Harold W. Heers

/s/ Walter S. Heeder

/s/ Evelyn E. Heers

/s/ Virginia R. Heers

/s/ Eva L. Heeder

ack.

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*Handwritten notes and signatures at the bottom of the page, including a date of July 23, 1955.*

DEED

1 For a valuable consideration, receipt of which is hereby acknowledged,  
2 WE, Walter S. Roeder and Eva M. Roeder, his wife, Harold W. Heers  
3 and Virginia R. Heers, his wife, and Carol D. Heers and Evelyn M.  
4 Heers, his wife, do hereby Grant to The City of Riverside, California,  
a municipal corporation, for public street purposes, the real property  
in the City of Riverside, County of Riverside, State of California,  
described as:

5 All that portion of the South Half of the North Half of  
6 Section 34, Township 2 South, Range 5 West, San Bernardino Base and  
Meridian as shown on United States Government Survey and more particularly  
7 described as follows:

8 Beginning at a point on the Southeasterly line of Magnolia  
9 Avenue, 20 feet South of and measured at right angles to the West-  
erly extension of the Southerly line of Parcel 1 as shown on Record  
of Survey on file in Book 9 page 2 of Records of Survey, records of  
Riverside County, California;

10 Thence Easterly and parallel with the Southerly lines and  
the Westerly extension thereof of Parcels 1, 4 and 5 of said Record  
11 of Survey to a point on the West line of the East Half of the East  
Half of the Southeast Quarter of Northwest Quarter of said Section  
12 34, said point being 20 feet South of the Southeast corner of said  
Record of Survey;

13 Thence Easterly on a straight line to a point on the East  
line of the Southwest Quarter of the Northeast Quarter of said Section  
14 34, said point being 191.50 feet Southerly of the Northeast corner  
of said Southwest Quarter of the Northeast Quarter of said Section  
15 34;

16 Thence Southerly on said East line a distance of 88 feet to  
a point;

17 Thence Westerly on a straight line to a point on the West  
line of the East Half of the East Half of the Southeast Quarter of  
18 the Northwest Quarter of said Section 34, said point being 108 feet  
Southerly of the Southeast corner of said Record of Survey;

19 Thence continuing Westerly and parallel with the Southerly  
lines of Parcels 1, 4 and 5 of said Record of Survey and the West-  
erly extension of said Southerly lines, to a point in the Southeast-  
20 erly line of said Magnolia Avenue;

21 Thence Northeasterly along said Southeasterly line of said  
Magnolia Avenue to the Point of Beginning;

22 ALSO all that portion of the Southeast Quarter of the North-  
west Quarter of Section 34, Township 2 South, Range 5 West, San  
Bernardino Base and Meridian, as shown on United States Government  
23 Survey and more particularly described as follows:

24 Beginning at the Northeast corner of the Whitted Tract as  
shown by Map on file in Book 22 page 6 of Maps, records of Riverside  
County, California;

25 Thence South  $0^{\circ} 07'$  East along the Easterly line of said  
Whitted Tract, a distance of 378 feet to a point;

26 Thence Easterly parallel with the South line of said South-  
east Quarter of the Northwest Quarter of said Section, a distance  
27 of 43 feet;

28 Thence Northerly parallel with the Easterly line of said  
Whitted Tract and the Northerly prolongation of said Easterly line,  
a distance of 428 feet;

29 Thence South  $89^{\circ} 16'$  West, a distance of 86 feet;

Thence South  $0^{\circ} 07'$  East, a distance of 50 feet;

30 Thence North  $89^{\circ} 16'$  East, a distance of 43 feet to the  
Point of Beginning;

31 ALSO all that portion of the East one-half of the Northwest  
one-quarter of Section 34, Township 2 South, Range 5 West, San  
Bernardino Base and Meridian, described as follows:

32 Begining at a point which bears North  $00^{\circ} 02'$  West, a

1 distance of 205 feet from the Northwest corner of Lot E, as  
2 shown on a map of the Whitted Tract on file in map book 22 page  
3 6 thereof, Records of the Recorder's Office of Riverside County,  
4 California;

5 Thence Southeasterly on a curve concave to the Southwest  
6 having a radius of 105 feet, through an angle of  $45^\circ$  an arc  
7 length of 82.47 feet, the initial radial line bears South  $00^\circ$   
8  $44'$  East;

9 Thence South  $45^\circ 44'$  East, a distance of 214.65 feet;

10 Thence Southeasterly on a curve concave to the Northeast  
11 having a radius of 100 feet through an angle of  $45^\circ$  an arc length  
12 of 78.54 feet;

13 Thence North  $89^\circ 16'$  East, a distance of 78.57 feet to a  
14 point on the Westerly line of De Anza Avenue extended Northerly;

15 Thence South  $00^\circ 07'$  East along the Westerly line of De  
16 Anza Avenue extended Northerly, a distance of 50 feet;

17 Thence North  $89^\circ 16'$  West, a distance of 78.01 feet;

18 Thence Northwesterly on a curve concave to the Northeast,  
19 having a radius of 150 feet through an angle of  $45^\circ$ , an arc  
20 length of 117.81 feet;

21 Thence North  $45^\circ 44'$  West, a distance of 214.65 feet;

22 Thence Northwesterly on a curve concave to the Southwest  
23 having a radius of 55 feet through an angle of  $45^\circ$  an arc of  
24  $43.20$  feet;

25 Thence South  $89^\circ 16'$  West, a distance of 0.64 feet;

26 Thence North  $00^\circ 02'$  West, a distance of 50 feet to the  
27 Point of Beginning;

28 ALSO all that portion, beginning at the Northeast corner  
29 of Lot 5 as shown on a map of Whitted Tract, on file in Map  
30 Book 22 at page 6 thereof, Records of the Recorder's Office of  
31 Riverside County, California;

32 Thence N  $00^\circ 07'$  W, a distance of 547.00 feet;

Thence N  $89^\circ 16'$  E, a distance of 86.00 feet;

Thence S  $00^\circ 07'$  E, a distance of 547.00 feet;

Thence S  $89^\circ 16'$  W, a distance of 86.00 feet;

to the point of beginning.

Dated July 12, 1955

/s/ Carol D. Heers

/s/ Harold W. Heers

/s/ Walter S. Roeder

/s/ Evelyn M. Heers

/s/ Virginia R. Heers

/s/ Eva M. Roeder

Ack.

*Handwritten notes and signatures at the bottom of the page, including "Book 22 page 6" and other illegible text.*