

BOOK 3621 PAGE 242

114389

GRANT DEED

Affix I.R.S. \$26.95

Order No. 326418-JL

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, DIANA WAIT does hereby grant to BRUCE F. BROWN, JR., a married man, as his sole and separate property, the real property in the County of Orange, State of California, described as follows:

Auto #242 auto #58
 Parcel 1. A portion of Lot Thirteen of El Modena Citrus Lands, as shown on a Map recorded in Book 6, page 32 of Miscellaneous Maps, records of Orange County, California, described as follows:

Beginning at the most Easterly corner of that certain tract of land conveyed to Noah W. Thiele and wife, recorded May 11, 1943 in Book 1160, page 513 of Official Records, said point being located in the center line of that certain 60.00-foot wide unnamed street on the Northeasterly side of said Lot Thirteen, distant South 28° 53' East 209.70 feet from an angle point in said center line; thence along the Southerly and Southeasterly boundary of said parcel of land South 68° 16' West 32.40 feet; thence North 71° 24' West 292.65 feet; thence North 83° 04' West 73.15 feet; thence South 25° 54' West 86.00 feet to the most Easterly corner of that certain parcel of land conveyed to Roy Nichols by deed recorded June 26, 1951 in Book 2205, page 420 of Official Records; thence along the Easterly line of said land North 39° 03' 40" West 100.00 feet; thence North 14° 57' 18" East 50.55 feet to the most Southeasterly corner of that certain parcel of land conveyed to Roscoe Wilson by deed recorded March 5, 1951 in Book 2153, page 194 of Official Records; thence along the Easterly line of said land North 29° 29' 40" East 103.54 feet to an angle point in said Easterly line; thence leaving said line South 84° 25' East 60.00 feet; thence South 62° 25' East 56.00 feet; thence South 42° 25' East 80.00 feet; thence South 37° 35' 50" East 77.59 feet; thence South 71° 24' East 170.10 feet; thence North 68° 16' East 30.24 feet to a point in the center line of said 60.00-foot wide unnamed street on the Northeasterly side of said Lot Thirteen; thence South 28° 53' East along said center line 42.30 feet to the point of beginning.

Parcel 2. A right of way for gas line over and across a strip of land 10 feet in width, the Westerly side thereof being a line more particularly described as follows:

Auto #242 auto #58
 Beginning at the most Northerly corner of Parcel 1 hereinabove described, running thence North 9° 35' East 191.20 feet to a point in the North-

8-11

0 AUG 23 1956

114389

1 of 2

BOOK 3621 PAGE 242

coasterly line of said Lot Thirteen;

EXCEPTING therefrom the portion included in Newport Avenue.

Subject to taxes for the fiscal year 1956-57, not yet payable.

Subject also to covenants, conditions, reservations, restrictions and rights of way of record.

Dated: August 6, 1956

Diana Wait
Diana Wait

STATE OF CALIFORNIA,)
COUNTY OF ORANGE:) ss.

On August 6, 1956 before me, the undersigned, a Notary Public in and for said County and State, personally appeared DIANA WAIT known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same.

WITNESS my hand and official seal.

(seal)

John L. ...
Notary Public in and for said County and State.

RECORDED AT REQUEST OF
ORANGE CO. TITLE CO.

AUG 23 1956 9:00 A. M.
BOOK 3621 PAGE 242
OFFICIAL RECORDS
Orange County, California

Gilby McFarland
289 County Recorder

