

TO HAVE AND TO HOLD to the said grantees as joint tenants.

WITNESS our hands this 16th day of May, 1927.

E. L. Pequegnat  
Hattie E. Pequegnat  
F. C. Noble.

State of California, }  
County of Riverside. } ss.

On this 29th day of July, 1929, before me, = a Notary Public in and for said County, personally appeared E. L. Pequegnat & Hattie E. Pequegnat & F. C. Noble, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged that they executed the same.

WITNESS my hand and Official Seal.

(NOTARIAL SEAL)

M. C. Davison,  
Notary Public in and for the County of  
Riverside, State of California.  
My commission expires Feb. 7, 1933.

Received for record Jul 29, 1929 at 30 Min. past 1 o'clock P.M. at request of Grantee. Copied in Book No. 822 of Deeds, page 206 et seq., Records of Riverside County, California.

#2215

Fees \$1.10

Jack A. Ross, Recorder.  
By Gladys E. McClure, Deputy Recorder.

Compared: Copyist: E. Kettering; Comparer: A. Lamkin.

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Book 822  
Page 207  
7-29-29

E. E. PEACOCK )  
TO ) WARRANTY DEED.  
REYNOLD J. JOHNSON, ET AL )

THIS INDENTURE, made the Twenty Third day of February, in the year of our Lord nineteen hundred and twenty-six, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and REYNOLD J. JOHNSON and MRS. B. JOHNSON, Husband and Wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm, unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec.10, Twp. 4 S. R. 6 W. S.B.B.& M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the South East Corner of Section 10, Twp. 4 South, Range 6 West, S.E.B. & K. Thence North 1844.00 feet, Thence West 2750.74 feet to point of beginning. Thence North 81 degrees 53 minutes East 50 feet, Thence South 28 degrees 06 minutes West 100 feet, Thence South 81 degrees 53 minutes West 50 feet, Thence North 28 degrees 06 minutes East 100 feet to the above point of beginning in the South West Quarter of Section 10. The above described parcel of land is to be known as Lot Number 361 - Block F.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free Life Membership in the Temescal Country Club, Incorporated under the Laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Reynold J. Johnson and Mrs. B. Johnson, in joint tenancy, their heirs and assigns forever; and the said first party does hereby covenant with the said Reynold J. Johnson and Mrs. B. Johnson and their legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Reynold J. Johnson and Mrs. B. Johnson, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
County of Los Angeles. ) ss.

On this 23rd day of February, A.D. 1926, before me, C. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(NOTARIAL SEAL)

C. M. Hysong,  
Notary Public in and for said  
County and State.

Received for record Jul 29, 1929 at 30 Min. past 2 o'clock P.M. at request #2217 of Grantee. Copied in Book No. 822 of Deeds, page 207 et seq., Records of Riverside County, California.

Fees \$1.50

Jack A. Ross, Recorder.  
By Gladys E. McClure, Deputy Recorder.

Compared: Copyist: E. Kettering; Comparer: A. Lamkin.

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GRACE M. REINIGER, ET AL )  
TO ) GRANT DEED.  
ELIZABETH J. TRACY, ET AL )

GRACE M. REINIGER and J. O. WALSER, in consideration of Ten Dollars, to them in hand paid, the receipt of which is hereby acknowledged, do hereby grant to ELIZABETH J. TRACY and JOSEPH C. TRACY, as joint tenants, with right of survivorship, all that real property in the County of Riverside, State of California, described as:

The West half (W. 1/2) of the Northwest quarter (NW 1/4) of the Southwest Quarter (S. 1/4) of the Northeast Quarter (NE 1/4) of Section ten (10), Township Five (5) South, Range Four (4) West, San Bernardino Base and Meridian. (Five (5) acres more or less).

TO HAVE AND TO HOLD to the said grantees, their heirs or assigns forever.  
WITNESS our hands on this 19th day of June, 1929.

J. O. Walsler  
Grace M. Reiniger.

State of California, )  
County of Los Angeles, ) ss.

On this 19th day of June, 1929, before me, Charles P. Reiniger, a Notary Public in and for said County, personally appeared Grace M. Reiniger and J. O. Walsler, known to me to be the persons whose names = subscribed to the within instrument, and acknowledged that they executed the same.

WITNESS my hand and official seal.

(NOTARIAL SEAL) Charles P. Reiniger,  
Notary Public in and for said  
County and State.

Received for record Jul 29, 1929 at 30 Min. past 2 o'clock P.M. at request #2218 of Grantee. Copied in Book No. 822 of Deeds, page 209, Records of Riverside County, California.

Fees \$1.00

Jack A. Ross, Recorder.  
By Gladys E. McClure, Deputy Recorder.

Compared: Copyist: E. Kettering; Comparer: A. Lamkin.

and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
(ss.  
County of Los Angeles)

On this 28th day of December, A. D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have herunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Dec 4, 1929, at 8 o'clock A. M. at request of Mrs. Wm. Forgie  
Copied in Book No. 833 of Deeds, page 371, et seq., Records of Riverside County,  
California.

Fees \$1.50

Jack A. Ross, Recorder  
By F. E. Row, Deputy Recorder

Compared: Copyist; A. Lanin; Comparer: E. Kettinger

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
WM. FORGIE ET AL )

THIS INDENTURE, made the Twenty-eighth day of December, in the year of our Lord nineteen hundred and twenty-five between E. E. PEACOCK, Los Angeles, California, the party of the first part, and WM. FORGIE AND LOUISA C. FORGIE, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 10, Twp. 4 S. R 6 W. S. B. & M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the South East corner of Section 10, Twp. 4 South, Range 6 West, S.B.B. & M. Thence North 1785.78 feet, thence West 2873.29 feet to point of beginning. Thence North 28 degrees 06 minutes East 50 feet, thence North 81 degrees 55 minutes East 100 feet, thence South 28 degrees 06 minutes West 50 feet, thence South 81 degrees

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53 minutes West 100 feet to the above point of beginning in the South West quarter of said Section 10. The above described parcel of land is to be known as Lot Number 333 - Block F.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantees herein, and the assigning or conveyed of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Wm. M. Fergie and Louisa C. Fergie in joint tenancy, their heirs and assigns forever; and the said first party does hereby covenant with the said Wm. M. Fergie and Louisa C. Fergie, and their legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Wm. Fergie and Louis C. Fergie, their heirs and assigns forever, against the just and lawful claims and demands and all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California )  
County of Los Angeles.) (ss.

On this 28th day of December, A. D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Dec. 4, 1929, at 3 o'clock A. M. at request of Mrs. Wm. Fergie #173  
Copied in Book No. 833 of Deeds, page 372, et seq., Records of Riverside County,  
California.

Fees \$1.50

Jack A. Ross, Recorder  
By F. E. Row, Deputy Recorder

Compared: Copyist; A. Lanekin; Comparer: E. Kettering

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12-4-29

E. E. PEACOCK )  
TO ( WARRANTY DEED  
WM. FORGIE ET AL )

THIS INDENTURE, made the Twenty-eighth day of December, in the year of our Lord nineteen hundred and twenty-five between E. E. PEACOCK, Los Angeles, California, the party of the first part, and WM. FORGIE AND LOUISA C. FORGIE, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns, of such survivor, forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 10, Twp. 4 S. R 6 W. S. B. B. & M., County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Southeast Corner of Section 10, Twp. 4 South, Range 6 West, S. B. B. & M. Thence North 1785.78 feet, thence West 2973.29 feet to point of beginning. Thence South 23 degrees 06 minutes West 50 feet, thence North 81 degrees 53 minutes East 100 feet, thence North 28 degrees 06 minutes East 50 feet, thence South 81 degrees 53 minutes West 100 feet to the above point of beginning in the South West quarter of said Section 10. The above described parcel of land is to be known as Lot Number 332 - Block F.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by person other than those of the CAUCASIAN RACE. That a Free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Wm. M. Forgie and Louisa C. Forgie, in joint tenancy, their heirs and assigns forever; and the said first party does hereby covenant with the said Wm. M. Forgie and Louisa C. Forgie, and their legal representatives that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Wm. M. Forgie and Louisa C. Forgie, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand

and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
(ss.  
County of Los Angeles)

On this 28th day of December, A. D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have herunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Dec 4, 1929, at 8 o'clock A. M. at request of Mrs. Wm. Forgie  
Copied in Book No. 333 of Deeds, page 371, et seq., Records of Riverside County,  
California.

Fees \$1.50

Jack A. Ross, Recorder  
By F. E. Row, Deputy Recorder

Compared: Copyist: A. Lamkin; Comparer: E. Kettering

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
WM. FORGIE ET AL )

THIS INDENTURE, made the Twenty-eighth day of December, in the year of our Lord nineteen hundred and twenty-five between E. E. PEACOCK, Los Angeles, California, the party of the first part, and WM. FORGIE AND LOUISA C. FORGIE, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 10, Twp. 4 S. R 6 W. S. B. E. & M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the South East corner of Section 10, Twp. 4 South, Range 6 West, S.B.E. & M. Thence North 1735.78 feet, thence West 2873.29 feet to point of beginning. Thence North 28 degrees 06 minutes East 30 feet, thence North 81 degrees 55 minutes East 100 feet, thence South 28 degrees 06 minutes West 50 feet, thence South 81 degrees

State of California, )  
County of Los Angeles. )

On this 21st day of November, in the year 1929, before me Betty M. Dix, a Notary Public in and for said County and State, personally appeared M.L. Mallon, known to me to be the Asst. Sec. of the corporation that executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

Betty M. Dix,  
Notary Public in and for said County  
and State.  
My Commission expires June 15th, 1932.

Received for Record Dec 4, 1929 at 8 o'clock A.M. at request of Farmers & Mer. Bank Long Beach. Copied in Book No. 832 of Deeds page 437, et seq., records of Riverside County, California. #177

Fees \$1.50

Jack A. Ross, Recorder  
By F.B. Row, Deputy Recorder.

Compared: Copyist L. Thompson; Comparer L.H. Hyde.

E. E. PEACOCK, )  
TO ) WARRANTY DEED.  
WM. FORGIE, ET AL )

THIS INDENTURE, Made the Twenty-eighth day of December, in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and WM. FORGIE and LOUISA C. FORGIE, husband and wife in joint tenancy with right of survivorship, Los Angeles, California, the parties of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part as joint tenants, and to the survivor of them, and the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 10, Twp 4 S. R 6 W. S.B.B. & M. County of Riverside and State of California, and bounded and particularly described as follows to-wit:

Commencing at the Southeast corner of Section 10 Twp 4 South, Range 6 West, S.B. B. & M. thence North 1697.56 feet; thence West 2920.39 feet to point of beginning, thence North 28 degrees 06 minutes East 50 feet; thence North 81 degrees 53 minutes East 100 feet; thence South 28 degrees 06 minutes West 50 feet; thence South 81 degrees 53 minutes West 100 feet to the above point of beginning in the Southwest quarter of said Section 10. The above described parcel of land is to be known as Lot Number 351 Block F.

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end of said parcel of land for road easement only.

TO HAVE AND TO HOLD unto the said grantee his heirs and assigns.

WITNESS his hand this 8th day of Nov. 1929.

Loren W. Lord.

STATE OF CALIFORNIA )  
County of Los Angeles ) ss.

On this 8th day of Nov. 1929 before me, E.H. Diehl, a Notary Public in and for said County personally appeared Loren W. Lord, a single man, known to me to be the person whose name subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.

E.H. Diehl

(NOTARIAL SEAL)

Notary Public in and for said County and State.

My commission expires Aug. 5, 1930.

Received for record Nov. 18, 1929 at 8 o'clock A.M. at request of E.H. Diehl. #1060  
Copied in Book No. 834 of Deeds, page 40 et seq., records of Riverside County, California.

Fees \$1.00

Jack A. Ross, Recorder.

By F.B. Row, Deputy Recorder.

Compared: Copyist L.H. Hyde; Comparer L. Thompson.

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E.W. PEACOCK )  
TO ) WARRANTY DEED.  
DR. MARY IRENE MEEK )

THIS INDENTURE, Made the 21st day of June, in the year of our Lord nineteen hundred and twenty-seven, between E.W. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and DR. MARY IRENE MEEK, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 10, Twp. 4S Range 6 W S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Southwest corner Section 10, Twp. 4 S. R. 6 W. S.B.B.M. Thence North 1616.63 feet, thence East 2238.74 feet, to point of beginning, thence North 28 degrees, 06 minutes East 250.00 feet, thence West 553.75 feet, thence South 230.53 feet, thence East 456.00 feet to point of beginning, situated in the Southwest quarter Section 10. The above described tract of land is to be known as Tract Number 36, Block A, consisting of 2.505 acres.

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The party of the first part reserves to himself, or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Dr. Mary Irene Meek her heirs and assigns forever; and the said first party does hereby covenant with the said Dr. Mary Irene Meek, and her legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said Dr. Mary Irene Meek, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. Peacock, Trustee (Seal)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss.

On this 21st day of June, A.D. 1927 before me, Mabel C. Duvall, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

Mabel C. Duvall

(NOTARIAL SEAL)

Notary Public in and for said  
County and State.

#1061

Received for record Nov 18, 1929 at 8 o'clock A.M. at request of Grantee.  
Copied in Book No. 854 of Deeds, page 41, records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.

By F.B. Row, Deputy Recorder.

Compared: Copyist L.E. Hyde; Comparer L. Thompson.

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E. E. PEACOCK )  
 TO ) WARRANTY DEED  
 GEO. W. GORTON ET AL)

THIS INDENTURE, made the Twenty-eighth day of September in the year of our Lord nineteen hundred and Twenty-six between E. E. PEACOCK, Trustee Los Angeles, California, the party of the first part, and GEO. W. GORTON AND ALICE GORTON, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part as joint tenants and to the survivor of the, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 10, Twp. 4 S. R. 6 W. S. B. B. & M. County of Riverside and State of California, and bounded and particularly described as follows, to wit:

Commencing at the South West Corner of Section 10, Twp. 4 South, Range 6 West, S. B. B. & M. Thence North 1212.21 feet, Thence East 2236.52 feet to point of beginning. Thence due West 50 feet. Thence due South 100 feet. Thence due East 50 feet. Thence due North 100 feet to the above point of beginning in the South West Quarter of said Section 10. The above described parcel of land is to be known as Lot Number 422 - Block A.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB, Incorporated under the Laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the GRANTEE herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Geo. W. Gorton and Alice Gorton, in joint tenancy, their heirs and assigns forever; and that said first party does hereby covenant with the said Geo. W. Gorton and Alice Gorton and their legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall Warrant and Defend the same to the said Geo. W. Gorton and Alice Gorton, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

Book 75  
 Page 144  
 4-28-32

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California )  
County of Los Angeles) <sup>ss</sup>

On this 28th day of September A. D. 1926, before me C. M. Hyson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee known to me to be the persons whose name is subscribed to the within Instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

C. M. Hyson,

(NOTARIAL SEAL)

Notary Public in and for said County and State.

Received for record Apr 28, 1932 at 3 o'clock P. M. at request of Mrs. M. #1674 Spang, Copied in Book No. 75 of Official Records, page 144 et seq., Records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.

Compared: Copyist, M. Alrick; Comparer, A. Lamkin.

-o-o-o-

CHARLOTTE M. MILLER ET AL)  
TO )  
CALIFORNIA GROVES, INC. )

GRANT DEED  
(CODE DEED)  
C. C. Sec. 1092

CHARLOTTE M. MILLER AND LILLIAN H. MILLER, mother and daughter both unmarried, as joint tenants of Claremont of the County of Los Angeles, State of California, for and in consideration of the sum of Ten Dollars the receipt whereof is hereby acknowledged, does hereby grant to CALIFORNIA GROVES, INC., a corporation, all that real property situated in the County of San Bernardino State of California, bounded and described as follows:

All that portion of Holbrook Tract, as per plat recorded in Book 1 page 9, Record Surveys, described as follows: A strip from the south side of Blocks 33 and 34 said Holbrook Tract bounded by a line beginning at the southeast corner of said Block 33, and running thence North 138 feet to a redwood post; thence west in a line parallel with the south line of Blocks 33 and 34, about 1051 feet to a redwood post on the easterly line of the right-of-way of the Gage Canal, thence Southerly along said right-of-way of said Canal about 144 feet to the Southwest corner of Block 34; thence East along the south line of Block 33 and 34 to the point of beginning.

Also all of Blocks 47 and 48 of said Tract, estimated to contain 14 acres, in all, more or less.

Together with 26 shares of the Capital Stock of Riverside Highland Water Company.

E. E. PEACOCK, Trustee )  
TO ) W A R R A N T Y D E E D  
MISS MARIE EVEN )

THIS INSTRUMENT, Made the Twenty-Seventh day of September, in the year of our Lord nineteen hundred and twenty-six, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and MISS MARIE EVEN, Los Angeles, California, the party of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and No/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the SW 1/4 Sec. 10, Twp. 4 S., R. 6 W., S.B.B. & M., County of Riverside and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Southwest corner of Section 10, Twp. 4, South, Range 6 West, S.B.B. & M.; thence North 1242.21 feet; thence East 2066.53 feet to point of beginning; thence due East 50 feet; thence due North 100 feet; thence due West 50 feet; thence due South 100 feet to the above point of beginning in the Southwest quarter of said Section 10. The above described parcel of land is to be known as Lot Number 429 - Block

The party of the first part reserves to himself, or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other uses, any or useful purposes in, on, above or below the area of the above described property.

Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the Grantor, or his assigns; except, however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provisions that none of the property herein granted shall ever be sold or assigned to, or be occupied by, persons other than those of the Caucasian race. That a FREE LIFE MEMBERSHIP in the TELESCAL COUNTRY CLUB, incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversions and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said MISS MARIE EVEN, her heirs and assigns forever; and the said first party does hereby covenant with the said MISS MARIE EVEN, and her legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said MISS MARIE EVEN, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. PEACOCK, Trustee (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss

On this 27th day of September A.D. 1926, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PEACOCK, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL) G. M. HYSONG  
Notary Public in and for said  
County and State

Received for record May 24, 1927, at 30 Min. past 9 o'clock A.M., at request of GRANTEE. Copied in Book No. 713 of Deeds, page 532 et seq., records of Riverside County, California. 1914

Fees \$1.40 Jack A. Moss, Recorder

Compared: Copyist E. Kaufman; Composer L. Thompson

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F. M. ARNOLD et al )  
TO ) DEED OF TRUST NO. 1840  
RIVERSIDE TITLE CO. )

THIS DEED OF TRUST, Made this 17th day of May one thousand nine hundred twenty-seven, between F. M. ARNOLD and LILLIE B. ARNOLD, his wife, parties of the first part, and RIVERSIDE TITLE COMPANY, a corporation, party of the second part, and THE RIVERSIDE SOCIETY MUTUAL BUILDING AND LOAN ASSOCIATION, a corporation, party of the third part;

WITNESSETH: That, whereas, the said parties of the first part have borrowed and received of the said party of the third part, in gold coin of the United States, the sum of Fifteen Hundred and no/100 Dollars, and have agreed to repay the same with interest from the date hereof, at the rate of nine (9%) per cent. per annum, to said party of the third part, according to the terms of a certain loan agreement in writing, of even date herewith, No. 1840, and signed by F. M. ARNOLD and LILLIE B. ARNOLD, parties of the first part.

NOW THIS INSTRUMENT WITNESSETH: That the said parties of the first part, in consideration of the aforesaid indebtedness and of the sum of One Dollar to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, and for the purpose of securing the indebtedness evidenced by said loan agreement, with interest as therein provided, and any sum or sums of money, with interest thereon, that may be paid or advanced by, or may otherwise be due to the parties of the second part or third parts, under the provisions of this instrument, and also as security for the repayment of such additional sums, not exceeding on the aggregate the sum of Five Hundred and no/100 Dollars, with interest thereon, as may be hereafter borrowed and received by the said parties of the first part, from the said party of the third part, and evidenced

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E. E. PEACOCK, )  
TO ) WARRANTY DEED.  
ABEL AUBERT )

THIS INDENTURE, Made the 18th day of May, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and ABEL AUBERT, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S.E. Cor. Sec. 10, Twp 4 S.R 6 W.S.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Southeast corner of Section 10, Twp 4 S.R 6 W.S.B.M. thence North 1242.21 feet, thence East 2186.53 feet to point of beginning, thence West 50 feet, thence North 100.00 feet, thence East 50 feet, Thence South 100.00 feet to point of beginning. Situated in the Southwest quarter Section 10. The above described piece of land is to be known as Lot Number 430 Block A.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Abel Aubert, his his heirs and assigns forever; and the said first party does hereby covenant with the said Abel Aubert and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Abel Aubert, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.



IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California,        )  
                                  ) ss.  
County of Los Angeles.    )

On this 20th day of May, A.D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E.Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

Viola Johnson,

(NOTARIAL SEAL)

Notary Public in and for said County and State.

#843

Received for record Nov 12, 1927 at 8 o'clock A.M. at request of Maurice Fog. Copied in Book No.739 of Deeds page 209 et seq., records of Riverside County, California.

Fees \$1.30

Jack A.Ross, Recorder.

By F.B.Row, Deputy Recorder.

Compared: Copyist Ll Thompson; Comparer L.H.Hyde.

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Book 71  
Page 596  
4-20-32

E. E. PEACOCK )  
TO ( WARRANTY DEED  
MRS. DELE TACK )

THIS INDENTURE, made the third day of September, in the year of our Lord, nineteen hundred and twenty-six between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and MRS. DELE TACK, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said party of the Second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 10, Twpp 4 S. R 6 W. S.E.B. & M., County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the South west corner of Section 10, Twp. 4 South, Range 6 West, S.E.B. & M. Thence North 1038.03 feet, thence East 1806.54 feet to point of beginning. Thence due North 50 feet, thence due West 102.94 feet, thence due South 50 feet, thence due East 102.94 feet to the above point of beginning in the South West Quarter of said Section 10. The above described parcel of land is to be known as Lot Number 409 - Block A.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said Deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Mrs. Dele Tack, her heirs and assigns forever; and the said first party does hereby covenant with the said Mrs. Dele Tack, and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall Warrant and Defend the same to the said Mrs. Dele Tack her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
(ss.  
County of Los Angeles)

On this third day of September, A. D. 1926, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Apr 20, 1932, at 8 o'clock A. M. at request of Mrs. #986  
Dele Tack, Copied in Book No. 71 of Official Records, page 596, et seq., Records  
of Riverside County, California.

Fees \$1.40  
Jack A. Ross, Recorder  
By F.B. Row, Deputy Recorder

Compared: Copyist; A. Lankin; Comparer: L. Hyde

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MRS. R. D. WEST ET AL )  
TO ( CROP MORTGAGE  
FAIRBANKS MORSE & CO. )

THIS INDENTURE, made the 26th day of March, 1932, between MRS. R. D. WEST a widow, and W. W. WEST, her son, of (near) Chino, County of Riverside, State of California, by occupation, a farmer, Mortgagors the parties of the first part, and FAIRBANKS, MORSE & CO., a corporation, and John Deere Flow Co., a corporation, by occupation, a Machinery dealers, Mortgagee, the parties of the second part,

WITNESSETH: That the said Mortgagor for and in consideration of the sum of Thirty-five hundred eighty and no/100 dollars, to them in hand paid, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said parties of the second part, and to their heirs and assigns forever, the following growing crop, viz, the crop of Tomatoes (and/or any other crop now or to be grown on ranch of Mortgagors; so far as their interest may appear) less harvesting & delivery costs approximateing \$4.00 per ton, now being, standing and growing upon that certain piece or parcel of land situate, lying and being in the said County of Riverside, State of California, and particularly described, viz;

Re el Rincon - ecm. on W. line of El Rincon Ro. 329 ft. S of N line of Co. th. S on Co. line 905.52 ft. x E 1600.75 ft. N on Co. Rd. 905.52 ft. W. 1600.75 ft. to beginning.

Mrs. R. D. W.  
W. W. W.

his wife, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same.

WITNESS my hand and official seal.

(NOTARIAL SEAL) Conrad L. Bower,  
Notary Public in and for said County  
and State.

Received for record Jan 31, 1928 at 30 Min. past 8 o'clock A.M. at request #2145  
of Security Title Ins. & Guar. Co. Copied in Book No. 752 of Deeds page 142 et seq.,  
records of Riverside County, California.

Fees \$3.80

Jack A. Ross, Recorder

Compared: Copyist L. Thompson; Comparer L. A. Hyde.

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E. PEACOCK )  
TO ) WARRANTY DEED.  
LAURA V. LEGRAND )

BOOK 752  
Page 147  
2-2-28

THIS INSTRUMENT, made the 10th day of November, in the year of our Lord,  
nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles,  
California, the party of the first part, and LAURA V. LEGRAND, Los Angeles, California,  
the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration  
of the sum of Ten and no/100 s Dollars, gold coin of the United States of America,  
to him in hand paid by the said parties of the second part, the receipt whereof is  
hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm,  
unto the said parties of the second part, and to her heirs and assigns forever, all  
the certain lot, piece or parcel of land situate, lying and being in the S. W. Quar.  
Sec. 10. Twp 4 S. R 6 W. S.B.B.M. County of Riverside, and State of California, and  
bounded and particularly described as follows, to-wit:

Commencing at the Southwest corner Section 10 Two 4 South Range 6 W.S.B.B.M.  
Thence North 968.03 feet, Thence East 1603.60 feet to point of beginning; Thence East  
50 feet, Thence North 120 feet, Thence West 50 feet, Thence South 120 feet to point  
of beginning. The above described piece of land is situated in the Southwest quarter  
of Section 10, and is to be known as Lot No. 404 Block A.

The party of the first part reserves to himself or his assigns, right of way  
or easement for telephone lines, power lines, pipe lines, sewers, or for other necessary  
or useful purposes in, on, above or below the area of the above described property; also  
all water rights, and all water flowing over or under or percolating through said land  
and the rights to develop said water and its uses for the benefit of the grantor or his  
assigns, except, however, water for domestic uses and purposes. Also reserving the oil  
and mineral rights.

This Deed is granted with the express provision that none of the property  
herein granted shall ever be sold or assigned to, or be occupied by persons other than  
those of the Caucasian Race. That a Free Life Membership in the Tennessean Country Club,

incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Laura V. Legrand, her heirs and assigns forever; and the said first party does hereby covenant with the said Laura V. Legrand and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Laura V. Legrand, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. W. Peacock, Trustee (Seal)

State of California, )  
County of Los Angeles. ) ss.

On this 16 day of Nov. A. D. 1927, before me, - a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. Peacock, known to me to be the person whose name he subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Ruby G. Collins,  
Notary Public in and for said County  
and State.

(NOTARIAL SEAL)

#93

Received for record Feb 2, 1928 at 8 o'clock A.M. at request of Grantee.  
Copied in Book No. 752 of Deeds page 147, et seq., records of Riverside County, California.

Fees \$1.30

Jack A. Ross, Recorder  
By F. E. Row, Deputy Recorder.

Compared: Copyist L. Thompson; Comparer L. H. Hyde.

E. E. PEACOCK )  
TO ) WARRANTY DEED.  
ANTHONY J. ZWISLER )

THIS INDENTURE, made the 2nd day of May, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and ANTHONY J. ZWISLER, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100th Dollars, gold coin of the United States of America, to him

his wife, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same.

WITNESS my hand and official seal.

(NOTARIAL SEAL) Conrad L. Bower,  
Notary Public in and for said County  
and State.

Received for record Jan 31, 1928 at 30 Min. past 8 o'clock A.M. at request #2145  
of Security Title Ins. & Guar. Co. Copied in Book No. 752 of Deeds page 142 et seq.,  
records of Riverside County, California.

Fees \$3.80

Jack A. Ross, Recorder

Compared: Copyist L. Thompson; Comparer L. A. Hyde.

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E. PEACOCK )  
TO ) WARRANTY DEED.  
LAURA V. LEGRAND )

BOOK 752  
Page 147  
2-2-28

THIS INSTRUMENT, made the 10th day of November, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and LAURA V. LEGRAND, Los Angeles, California, the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 s Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 10. Twp 4 S. R 6 W. S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Southwest corner Section 10 Two 4 South Range 6 W.S.B.B.M. Thence North 968.03 feet, Thence East 1603.60 feet to point of beginning; Thence East 50 feet, Thence North 120 feet, Thence West 50 feet, Thence South 120 feet to point of beginning. The above described piece of land is situated in the Southwest quarter of Section 10, and is to be known as Lot No. 404 Block A.

The party of the first part reserves to himself or his assigns, right of way or easement for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the express provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a Free Life Membership in the Tennessean Country Club,

incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Laura V. Legrand, her heirs and assigns forever; and the said first party does hereby covenant with the said Laura V. Legrand and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Laura V. Legrand, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. W. Peacock, Trustee (Seal)

State of California, )  
County of Los Angeles. ) ss.

On this 16 day of Nov. A. D. 1927, before me, - a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. Peacock, known to me to be the person whose name he subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Ruby G. Collins,  
Notary Public in and for said County  
and State.

(NOTARIAL SEAL)

#93

Received for record Feb 2, 1928 at 8 o'clock A.M. at request of Grantee.  
Copied in Book No. 752 of Deeds page 147, et seq., records of Riverside County, California.

Fees \$1.30

Jack A. Ross, Recorder  
By F. L. Row, Deputy Recorder.

Compared: Copyist L. Thompson; Comparer L. H. Hyde.

E. E. PEACOCK )  
TO ) WARRANTY DEED.  
ANTHONY J. ZWIESLER )

THIS INDENTURE, made the 2nd day of May, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and ANTHONY J. ZWIESLER, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100th Dollars, gold coin of the United States of America, to him

Received for record Aug. 16, 1926 at 8 o'clock A. M. at request of Joe Belles. Copied in Book No. 688 of Deeds, page 129 et seq. Records of Riverside County, California.

12348

Fees \$1.40

Jack A. Reag, Recorder  
By F. B. Row, Deputy Recorder.

Compared: Copyist: E. Kosterling; Computer: D. Dahlgren.

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E. E. PEACOCK )  
TO ) WARRANTY DEED.  
JOE BELLES )

Book 688  
Page 131  
8-10-26

THIS INDENTURE, made the Eighteenth day of May, in the year of our Lord nineteen hundred and twenty-six, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and JOE BELLES, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Fifty and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the N.W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S.B.B.& M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North West corner of Section 15, Twp. 4 South, Range 6 West, S.B.B.& M. Thence South 332.77 feet, Thence East 567.78 feet to point of beginning. Thence South 3 degrees 34 minutes West 80 feet, Thence North 95 degrees 23 minutes 30 seconds West 232.11 feet; thence North 2 degrees 27 minutes 30 seconds West 80 feet, Thence South 35 degrees 46 minutes 00 seconds East 200.02 feet to the above point of beginning in the North West quarter of said Section 15. The above described parcel of land is to be known as Lot Number 52 - Block A.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes, also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to or be occupied by persons other than those of the Caucasian Race. That a free Life Membership in the Remescal Country Club, Incorporated under the Laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.



TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Joe Belles, his heirs and assigns forever; and the said first party does hereby covenant with the said Joe Belles, and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall warrant and defend the same to the said Joe Belles, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
                                  )ss.  
County of Los Angeles.)

On this 13th day of May, A.D. 1926, before me, G. H. Eysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. H. Eysong,  
Notary Public in and for said  
County and State.

(NOBILIAL SEAL)

Received for record Aug. 16, 1926 at 3 o'clock A.M. at request of Joe Belles.  
Copied in Book No. 688 of Deeds, page 181 et seq. Records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.  
By F. B. Row, Deputy Recorder.

Compared; Copyist: A. Kettering; Comparer: D. Dahlgren.

-3-3-3-

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA,  
IN AND FOR THE COUNTY OF RIVERSIDE.

IN THE MATTER OF THE ESTATE OF )  
KATE COSTER, DECEASED. ) ORDER SETTING FINAL ACCOUNT AND  
FOR DISTRIBUTION.

Comes now the Pacific Southwest & Trust and Savings Bank, a corporation, the executor of the last Will and testament of Kate Coster, deceased, by Messrs. Best and Best, its attorneys and proves to the satisfaction of the Court that its final account and petition for distribution herein was rendered and filed on the 22nd day of July, 1926;

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered  
in the presence of:  
J. L. HARRISON  
W. J. KENNEDY (SEAL)  
CASSANDRA W. KENNEDY (SEAL)

STATE OF CALIFORNIA }  
County of Los Angeles } ss

On this 13th day of January A.D. 1928, before me, Mildred E. Harrison, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared W. J. KENNEDY, CASSANDRA W. KENNEDY, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)  
MILDRED E. HARRISON  
Notary Public in and for said  
County and State

My Commission expires May 23, 1928

\$1641 Received for record Nov. 27, 1928, at 8 o'clock A.M., at the request of GRANER.  
Copied in Book No. 659 of Deeds, page 75 et seq., Records of Riverside County, California.

Fees \$1.20  
F. A. Dinsmore, Recorder  
By P. S. Row, Deputy Recorder

Compared: Copyist E. Kauffman; Composer S. Curry

- o - o - o - o - o - o -

E. E. FRACOCK )  
TO ) WARRANTY DEED  
A. M. BRINKMAN )

THIS INSTRUMENT, made the Nineteenth day of August, in the year of our Lord nineteen hundred and twenty-five, between E. E. FRACOCK, Los Angeles, California, the party of the first part, and A. M. BRINKMAN, Los Angeles, California, the party of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, doer by these presents grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever all that certain lot, piece or parcel of land situate, lying and being in the S. 21. Cor. Sec. 19, Twp. 4 S., R. 6 W., S. 21. E. 4 N., County of Riverside and State of California and contents and particularly described as follows, to-wit:

BOOK 659  
Page 76  
11-27-25

Commencing at the Northwest corner of Section 15, Twp. 4 South, Range 6 West, S.B.B. & M.; thence South 539.26 feet; thence West 2036.87 feet to point of beginning; thence North 86 degrees 34 minutes East 100 feet; thence South 3 degrees 25 minutes East 100 feet; thence South 86 degrees 34 minutes West 100 feet; thence North 3 degrees 25 minutes West 100 feet to point of beginning in the Northeast corner said Section 15. The above described parcel of land is to be known as Lot Number 174 - Block G.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property.

Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the Grantor or his assigns, except, however, for domestic uses and purposes.

Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free LIFE MEMBERSHIP in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said A. M. BRINKMAN, his heirs and assigns forever; and the said first party does hereby covenant with the said A. M. BRINKMAN and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said A. M. BRINKMAN, his heirs and assigns forever, against the just and lawful claims and demands of all persons whatsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. M. PRACOCK (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss:

On this Nineteenth day of August A.D. 1929, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. M. PRACOCK, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

G. M. HYSONG  
Notary Public in and for the said  
County and State

#1543 Received for record Nov. 27, 1925, at 8 o'clock A.M., at the request of GRANTEE  
Copied in Book No. 609 of Deeds, page 76 et seq., Records of Riverside County,  
California.

Fees \$1.40

F. A. Dinsmore, Recorder

By F. A. How, Deputy Recorder

Compared: Copyist E. Kauffman; Computer S. Curry

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FARMERS AND MERCHANTS TRUST COMPANY OF LONG BEACH )  
TO )  
SARAH E. FINCH et al )

IN CONSIDERATION of the receipt, by the undersigned, of Ten and No/100 (\$10.00)  
Dollars FARMERS AND MERCHANTS TRUST COMPANY OF LONG BEACH, a corporation organized  
under the laws of the State of California, having its principal place of business  
in the City of Long Beach, State aforesaid, does hereby grant to SARAH E. FINCH,  
whose husband's name is M. D. FINCH, IDA J. HENRISON, whose husband's name is  
GEORGE W. HENRISON, and AMELIA CURNOW, whose husband's name is HENRY CURNOW, each  
an undivided one-third (1/3) interest in and to that real property in the County of  
Riverside, State of California, described as follows:

Lot Number One Hundred Sixty-One (161) Lake Center Tract, as per map recorded  
in Book 11, at page 17 of Maps, Records of Riverside County, State of California.

SUBJECT TO:

- (a) That no part of any of said lot shall ever at any time be sold, con-  
veyed, leased or rented to any person other than white people of the Caucasian race.
- (b) That no part of any of said lot shall ever at any time be used or  
occupied by any person other than white people of the Caucasian race, except such  
as are in the employ of the owner or tenants of said lot residing thereon.

TO HAVE AND TO HOLD unto the said Grantee, their heirs and assigns.

IN WITNESS WHEREOF, said Grantor, in pursuance of a resolution duly passed by  
the Board of Directors of said corporation, has caused its corporate name to be  
signed by its President and attested by its Secretary under its corporate seal, this  
24th day of February, 1925.

FARMERS AND MERCHANTS TRUST COMPANY OF LONG BEACH

(CORPORATE SEAL)  
U.S.I.R.S. 50d Cancelled

By E. V. Ketcherside, President  
By W. H. Dunn, Secretary

STATE OF CALIFORNIA )  
County of Los Angeles ) ss

On this 25 day of February, 1925, before me, Heale I. Bailey, a Notary Public  
in and for said County, personally appeared E. V. KETCHERSIDE, known to me to be the  
President, and W. H. DUNN, known to me to be the Secretary of Farmers and Merchants  
Trust Company of Long Beach, the corporation that executed the within instrument,  
and known to me to be the persons who executed the within instrument on behalf of

Received for record, Dec. 2, 1925, at 45 min. past 1 o'clock P.M. at request #192  
of Riverside Title Company. Copied in Book No. 001 of deeds page 101 et seq. Records  
of Riverside County, California.  
Fees \$3.00  
F. S. Winsmore, Recorder.

WITNESSED: Copist: L. Snippe; Comparer: A. Kettering.

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E. S. PEACOCK )  
AND ) WARRANTY DEED.  
MISS HANNAH REARDON )

THIS INSTRUMENT, made the twenty fourth day of August, in the year of our Lord  
nineteen hundred and twenty five between E. S. PEACOCK, Los Angeles, California, the  
party of the first part, and MISS HANNAH REARDON Los Angeles, California, the party  
of the second part,

WITNESSETH: That the said part. of the first part, for and in consideration of  
the sum of ten and no/100 dollars, gold coin of the United States of America, to him  
in hand paid by the said party of the second part, the receipt whereof is hereby  
acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the  
said party of the second part and to her heirs and assigns forever, all that certain  
lot, piece or parcel of land situate, lying and being in the N.W. Quar. Sec. 15, Twp.  
4 S. R. 6 W. S.B.M. County of Riverside, and State of California, and bounded and  
particularly described as follows, to-wit:

Commencing at the northwest corner of Section 15, Twp. 4 south, range 6, west  
S.B.M. thence south 629.77 feet; thence west 9.31 feet to point of beginning. Thence  
south 0 degrees 50 minutes 45 seconds west 50 feet, thence south 89 degrees 09 minutes  
15 seconds east, 100 feet; thence north 0 degrees 50 minutes 45 seconds east 50 feet;  
thence north 89 degrees 09 minutes 15 seconds west, 100 feet, to point of beginning in  
the northwest quarter said section 15. The above described parcel of land is to be known  
as Lot number 147 - Block A.

The party of the first part reserves to himself or his assigns, a right of way,  
or easements for telephone lines, power lines, pipe lines, sewers, or for other nec-  
essary or useful purposes, in, on, above or below the area of the above described prop-  
erty; also all water rights, and all water flowing over or under or percolating through  
said land, and the rights to develop said water and its uses for the benefit of the  
grantor or his assigns, except however, water for domestic uses and purposes. Also  
reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein  
granted shall ever be sold or assigned to, or be occupied by persons other than those  
of the Caucasian race; that a free life membership in the Temescal Country Club, incorpor-  
ated under the laws of the State of California, is given to the party of the second part  
and is appurtenant, to said deed as a bonus to the grantee herein, and the assigning or  
conveying of said property herein described and granted shall automatically assign and  
transfer said life membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances  
thereunto belonging, or in anywise appertaining, and the reversion and reversions, re-  
mainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Miss Hannah Reardon her heirs and assigns  
forever, and that the first party does hereby covenant with the said Miss Hannah Reardon

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Page 105  
12-3-25

and her legal representatives, that the real estate is free from all encumbrances and that she will and his heirs, executors and administrators shall warrant and defend the same to the said Miss Hannah Reardon her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. Peacock (Seal)

State of California )  
County of Los Angeles ) ss.

On this twentieth fourth day of August, A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said county and state, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong, Notary Public in and for said county and state.

(NOTARIAL SEAL)

#210

Received for Record, Dec. 3, 1925 at 8 o'clock A.M. at request of Hannah Reardon. Copied in Book No. 601 of Deeds page 105 at seq., Records of Riverside County, California.

F.E. Winsmore, Recorder

Fees \$1.50

By Edith J. Hicker, Deputy Recorder.

COMPARED: Copyist: L. Shippee; Comparer: E. Kettering.

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CLEVELIN REALTY CORP. )  
TO )  
IDA E. SEIBUSH )

On this 1st day of December, nineteen hundred twenty five in consideration of ten and no/100 (10.00) dollars, CLEVELIN REALTY CORPORATION, a corporation duly organized and existing under and by virtue of the laws of the State of California, does hereby grant to IDA E. SEIBUSH a married woman all that real property situated in the City of Elsinore, County of Riverside, State of California, described as follows:

Lots 69 and 70 Block 12, Unit Number 3, of Country Club Heights, as per map thereof recorded in Book 11, page 34, of Maps, records of Riverside County, California, subject to conditions, restrictions, reservations and rights of way as now of record.

The Grantee herein covenants and agrees for himself, his heirs and assigns; that the said land herein described, or any part thereof, shall not be conveyed, transferred, demise or let to, or held, occupied, resided on or owned by any person other than of the white or Caucasian race.

That no building, tent, or tent house or other structure whatsoever shall be erected, placed, moved or permitted on any part of said lands, other than a first class building. No garage or other structure shall be used as a temporary dwelling. All building shall be of artistic, modern design and immediately upon completion the exterior wood and metal work shall be properly stained or painted. That immediately upon completion of said building, grantee shall construct a septic tank upon said premises, and said septic tank shall be maintained thereon and used in disposing of the sewage of said premises until the municipal sewage system is extended out to said property, and sewage connection made therewith.

KODAK SAFETY FILM

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(MATERIAL SEAL)

C. M. HYSONG  
Notary Public in and for said  
County and State.

Received for record Dec. 3, 1925 at 8 o'clock A.M. at request of Edward C. Norman. Copied in Book 657 of Deeds, page 176 et seq. records of Riverside County, California.

Fee \$1.50

F. E. DINSMORE, Recorder  
By EDITH J. RICKER, Deputy Recorder

- o - o - o - o - o -

B. E. BECOCK )  
TO ) WARRANTY DEED  
MISS HANNAH REARDON )

THIS INDENTURE, made the sixth day of April in the year of our Lord nineteen hundred and twenty-five Between B. E. BECOCK, Los Angeles, California, the party of the first part, and MISS HANNAH REARDON, Los Angeles, California, the party of the second part, WITNESSETH:

That the said party of the first part, for and in consideration of the sum of ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the NW Quar Sec. 15, Twp. 4 S. R6 W. S.B.M. County of Riverside and State of California and bounded and particularly described as follows, to-wit:

Beginning at a point which is known to be 729.76 feet South and 10.77 feet West of the Northwest corner of Section 15, Twp. 4 South, Range 6 West, S.B.M.; thence North 0 degrees 50 minutes 45 seconds East 80 feet, thence South 89 degrees 09 minutes 15 seconds East 100 feet, thence South 0 degrees 50 minutes 45 seconds West 50 feet, thence North 89 degrees 09 minutes 15 seconds West 100 feet to the above point of beginning. The above description truly describes a tract of land situate, lying and being in the northwest quarter of Section 15, Twp. 4 South, Range 6 West, S.B.M. and is to be known as Lot Number 15A-Block A.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes, also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB, Incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantor herein, and the

Book 657  
Page 178  
12-3-25

assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said MISS HANNAH REARDON, her heirs and assigns forever; and the said first party does hereby covenant with the said MISS HANNAH REARDON and her legal representative, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said MISS HANNAH REARDON her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. B. BRADOCK (S&L)

STATE OF CALIFORNIA )  
  ) 3d  
County of Los Angeles)

On this sixth day of April A.D. 1925 before me C.M. Hysong a Notary Public in and for the said County and State residing therein, duly commissioned and sworn, personally appeared E. B. BRADOCK known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

C. M. HYSONG  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Dec. 8, 1925 at 8 o'clock A.M. at request of Hannah Reardon. #209  
Copied in Book No. 157 of Deeds, page 170 at seq. records of Riverside County, California.

Fees \$1.50

F. E. DINSMORE, recorder  
By EDITH J. RICKER, Deputy Recorder

Compared Copyist S. Curry Comperer E. Martin

- o - - - o - - - o - - - o - - -

NETTIE COLS )  
  ) To  
RIVERSIDE TITLE COMPANY )

THIS DEED OF TRUST made this 28th day of November, 1925 Between NETTIE COLS, a widow, party of the first part hereinafter called the TRUSTOR, RIVERSIDE TITLE COMPANY, a corporation of Riverside, California, party of the second part, hereinafter called the TRUSTEE, and CHARLES C. TRUITT, party of the third part, hereinafter called the BENEFICIARY.

WITNESSETH, THAT WHEREAS, the maker of the note hereinafter mentioned is indebted to the beneficiary in the sum of Seven Hundred fifty (\$750.00) Dollars, and has agreed to pay the same, with interest, according to the terms of one certain Installment Note in words and figures as follows:

\$750.00

Riverside, California, November 28th, 1925

For value received, I promise to pay to CHARLES C. TRUITT or order, at Riverside California the principal sum of Seven Hundred Fifty (\$750.00) Dollars in installments



127B  
BK697/PG218  
NOV 5, 1926  
NEW FOUND DEED  
ID 126

E.E. PEACOCK )  
TO )  
MORRIS KEBRE )  
WARRANTY DEED

THIS INDENTURE, made the twentieth day of April, in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and MORRIS KEBRE, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the N. W. Quar. Sec. 15, Twp. 4 S. R 6 W., S. B. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Beginning at a point which is known to be 1019.72 feet south and 795.69 feet east of the North west corner of Section 15, Twp 4 South, Range 6 West, S. B. B. M.

Thence North 11 degrees 38 minutes West 50 feet Thence North 76 degrees 46 minutes 40 seconds East 126.71 feet, thence South 13 degrees 01 minutes 44 seconds, East 50 feet, thence South 76 degrees 46 minutes 56 seconds West 127.94 feet more or less to the above point of beginning. The above description described a parcel of land situate, lying and being in the North West Quarter of Section 15, Twp 4 South, Range 6 West, S. B. B. M. and is to be known as Lot Number 127, Block B.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes; Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property hereingranted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND HOLD, the same to the said Morris Kebre his heirs and assigns forever; and the said first party does hereby covenant with the said Morris Kebre and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Morris Kebre, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
                                  ) ss  
County of Los Angeles)

On this twentieth day of April, A. D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong

Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#334

Received for record Nov. 5, 1926, at 15 Min. past 3 o'clock P. M. at request of Pacific Southwest Trust & Sav. Bank, Copied in Book No. 697 of Deeds, page 218, et seq., Records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder

By F. B. Row, Deputy Recorder

Compared: Copyist; A. Lamkin; Comparer: E. Kaufman

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#92

Received for Record, Nov. 3, 1925, at 30 min. past 8 o'clock A.M. at request of Riverside Title Company. Copied in Book No. 653 of Deeds page 488 et seq., Records of Riverside County, California.

Fee \$8.10

F. E. Dinsmore, Recorder.

COMPARED: Copyist; L. Shippee; Comparer; E. Kettering.

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E. E. PEACOCK )  
AND )  
FRANK E. WAGNER )  
WARRANTY DEED.

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Page 492  
11-3-25

THIS INDEMNURE, made the twenty eighth day of September in the year of our Lord nineteen hundred and twenty five between E. E. PEACOCK Los Angeles, California, the party of the first part, and FRANK E. WAGNER Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum or ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain lot piece or parcel of land situate, lying and being in the NW Quar. Sec. 1b, Twp. 4 S. R. 6 W. S.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit;

Commencing at the northwest corner of section 1b, twp. 4 south, range 6 west, S.B.M. thence south 187.11 feet, thence east 24.21 feet to point of beginning, thence north 88 degrees 03 minutes 20 seconds east 50 feet, thence north 2 degrees 33 minutes 03 seconds west 105.91 feet, thence south 86 degrees 15 minutes 10 seconds west 50 feet, thence south 2 degrees 35 minutes 15 seconds east 104.55 feet to the above point of beginning in the northwest quarter of said section 1b. The above described parcel of land is to be known as Lot number 249- Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area or the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Memesol Country Club, incorporated under the Laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying or said property herein described and granted shall automatically assign and transfer said life membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Frank E. Wagner his heirs and assigns forever; and the said first party does hereby covenant with the said Frank E. Wagner and his legal representatives, that the said real estate is free from all encumbrances and

that he will and his heirs, executors, and administrators shall warrant and defend the same to the said Frank E. Wagner his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (SEAL)

State of California )  
County of Los Angeles ) ss.

On this 25th day of September, A.D. 1925, before me, C. M. Hysong, a Notary Public in and for the said county and state, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

C. M. Hysong, Notary Public in and for said county and state.

(NOTARIAL SEAL)

Received for Record, Nov. 5, 1925, at 50 min. past 1 o'clock P.M. at request #141 of James F. Brown. Copied in Book No. 653 of Deeds page 492 et seq. Records of Riverside County, California.

F. E. Dinsmore, Recorder.

By Edith J. Ricker, Deputy Recorder.

Fees \$1.40

COMPARED: Copyist; L. Shippee; Comparer; E. Kettering.

-000-

IRENE B. MORRISON ET UX )  
TO )  
JOSEPH B. LONG ET UX )

IN CONSIDERATION of ten and no/100 dollars IRENE B. MORRISON and A. M. MORRISON her husband does hereby grant to JOSEPH B. LONG and CORA S. LONG, his wife, as joint tenants, all that real property situate in the City of Riverside, County of Riverside, State of California, described as follows;

The easterly 58 feet of the westerly 64 feet of lot 61 of Division "C" of Hall's Addition as shown by map recorded in the office of the County Recorder of the County of San Bernardino, State of California, in Book 9 of Maps, at page 5 thereof.

Subject to:

- 1. Second installment of taxes for the fiscal year 1925-26.
- 2. Rights of way, reservations and restrictions of record.

WITNESS my hand this 22nd day of October, 1925.

U. S. I. R. S.  
\$.50 cancelled.

Irene B. Morrison  
A. M. Morrison

State of California )  
County of Riverside ) ss.

On this 29th day of October in the year one thousand nine hundred twenty five before me, Vera M. Callwas, a Notary Public in and for said county and state, personally appeared Irene B. Morrison and A. M. Morrison, her husband known to me to be the persons described in and whose names are subscribed to the within instrument and acknowledged that they executed the same.

remainder and remainders, rents, issues and profits thereof.

DO HAVE AND TO HOLD, the same to the said Isaac Fink, his heirs and assigns forever; and the said first party does hereby covenant with the said Isaac Fink and his legal representatives, that the said real estate is free from all encumbrances and that he will, and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said Isaac Fink, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Pescock, (Seal)

State of California )  
                          )ss.  
County of Los Angeles)

On this 18th day of January, A.D. 1926, before me, G.M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Pescock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong, Notary Public  
in and for said County and State.

(NOTARIAL SEAL)

Received for record Aug. 20, 1926 at 30 min past 9 o'clock A.M., at request of #1663 grantees. Copied in Book No. 686 of Deeds, page 260 et seq., Records of Riverside County, California.

Fees \$1.20

Jack A. Ross, Recorder

COMPARED: Copyist, D. Pearch; Comparer, D. Dshlgren

WARRANTY DEED

E.E. PESCOCK )  
to )  
ISAAC FINK )

THIS INSTRUMENT made the Twenty-second day of March in the year of our Lord nineteen hundred and Twenty-six, between E.E. PESCOCK Trustee, Los Angeles, California, the party of the first part, and ISAAC FINK, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the N.W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S. S. & M., County of Riverside and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest Corner of Section 15, Twp. 4 South, Range 6 West, S. S. & M.; thence South 1956.25 feet; thence east 28.49 feet to point of beginning; thence North 88 degrees 03 minutes 20 seconds East 50 feet; thence North 2 degrees,

Book 686  
Page 261  
8-20-26

27 minutes, 30 seconds East, 100 feet to the above point of beginning in the North West Quarter of said section 15. The above described parcel of land is to be known as Lot Number 254, Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefits of the grantor or his assigns, except however, water for domestic uses and purposes, also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the CAUCASIAN RACE. That a free Life Membership in the Remescal Country Club, Incorporated under the Laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Isaac Fink, his heirs and assigns forever; and the said first party does hereby covenant with the said Isaac Fink, and his legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said Isaac Fink, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California )  
County of Los Angeles ) ss.

On this 22nd day of March, A.D. 1926, before me, G.M. Hysong, a Notary Public in and for the said county and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock - Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G.M. Hysong, Notary Public

(NOTARIAL SEAL)

in and for said county and State.

Received for record Aug. 20, 1926 at 30 min past 9 o'clock A.M., at request of grantee. Copied in Book No. 636 of Deeds, page 261 et seq., Records of Riverside County, California.

Fees \$1.20

Jack A. Ross, Recorder

COMPARED: Copyist, D. Poarch; Comparer, D. Dehlgren

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W.A. BARBER ET AL )  
TO )  
HERMAN MAHLS, )

IN CONSIDERATION OF Ten and no/100 Dollars W.A. BARBER AND BESSIE BARBER, his wife, do hereby grant to HERMAN MAHLS, a married man, all that real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

Lot 4 of Herman Mahls' Tract, as shown by map on file in the office of the County Recorder of Riverside County California, in book 15 of Maps, at page 12 thereof.

Subject to Rights of way, reservations and restrictions of record.

WITNESS our hands this 13th day of January, 1927.

W.A. BARBER,  
BESSIE BARBER

STATE OF NEW MEXICO )  
County of Bernalillo ) ss.

On this 19th day of January, in the year one thousand nine hundred twenty seven, before me, a Notary Public in and for said County and State, personally appeared W.A. BARBER and BESSIE BARBER, his wife, known to me to be the persons described in and whose names are subscribed to the within instrument, and acknowledged that they executed the same.

WITNESS my hand and official seal the day and year in this certificate first above written.

MARGARET MARTELL  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

My commission expires Jan. 28, 1930.

1537

Received for record May 19, 1927 at 30 Min past 9 o'clock A.M. at request of SECURITY TITLE INS. & GUAR. CO. Copied in Book No. 717 of Deeds, page 144, Records of Riverside County, California.

Fees 0.90

Jack A. Boas, Recorder

Composed: Copyist L.A. Hyde; Composer E. Kouffman

E.E. PRYCOCK )  
TO )  
MRS. AGNES HEYBOER )

WARRANTY DEED

THIS INSTRUMENT, Made the twenty-second day of March in the year of our Lord nineteen hundred and twenty six, between E.E. PRYCOCK, Trustee, Los Angeles, California, the party of the first part, and MRS. AGNES HEYBOER, Los Angeles, California,

Book 717  
Page 144  
5-19-1927

Lot 259 D



the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the NW QUAR Sec. 15, Twp. 4 S. R. W. S.E.B. & M. County of Riverside, and State of California and bounded and particularly described as follows, to wit:

Commencing at the North West Corner of Section 15, Twp. 4 South, Range 6 West, S.E.B. & M. Thence south 1971.47 feet, thence East 169.25 feet to point of beginning. thence South 88 degrees 03 minutes 20 seconds West 167.30 feet, thence South 56 degrees 31 minutes 08 seconds East 154. 30 feet, thence North 98 degrees 03 minutes 20 seconds East 39.28 feet, thence North 2 degrees 27 minutes 30 seconds West 85.00 feet to the above point of beginning in the North West quarter of said Section 15. The above described parcel of land is to be known as Lot Number 259 - Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the CAUCASIAN RACE. That a free LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the GRANTEE herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said MRS. AGNES HEYBOER, her heirs and assigns forever; and the said first party does hereby covenant with the said MRS. AGNES HEYBOER and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said MRS. AGNES HEYBOER, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. PEACOCK, TRUSTEE (SEAL)

STATE OF CALIFORNIA }  
County of Los Angeles } SS.

"On this 22nd day of March, A.D. 1926, before me, J.M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. BEACOCK, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(NOTARIAL SEAL)

J.M. HYSONG,  
Notary Public in and for said  
County and State.

11541

Received for record May 19, 1927 at 45 Min past 9 o'clock A.M. at request of GRANTEE. Copied in Book No. 717 of Deeds, page 145 et seq., Records of Riverside County, California.

Fees \$1.40

Jack A. Egan, Recorder

Compared; Copyist L.E. Hyde; Comperer E. Knuffman

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IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA  
IN AND FOR THE COUNTY OF RIVERSIDE

IN the matter of the Estate of )  
LOUISE CAROLINE SEATON )  
Deceased. )

C O P Y  
ORDER CONFIRMING SALE  
OF REAL PROPERTY

James now Charles William Seaton, executor of the last will and testament of LOUISE CAROLINE SEATON, deceased, by R. J. Welch, Jr. his attorney and proven to the satisfaction of the court that his return of sale was made under the provisions of section 1649 of the Code of Civil Procedure of this state as amended by the statute of 1919, chapter 539, was duly filed in the office of the clerk of this court on the 28th day of April, 1927; that the Clerk thereupon fixed the 9th day of May 1927, as the date for the hearing thereof, and gave due notice of said hearing by posting notices in the form and manner required by law, and the hearing having been regularly postponed to this day; thereupon, after examining the return and hearing the evidence, the court finds therefrom that said real estate was sold to FRANCES SEATON STALDER, a married woman, for the price of Four Thousand Five Hundred and no/100 Dollars (\$4,500), cash, lawful money of the United States, of which sum ten (10) per cent thereof was paid at the time of the offer, and the balance of said sum was to be paid on confirmation of said sale by the court;

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Art Smockler, his heirs and assigns forever; and the said first party does hereby covenant with the said - and his legal representatives that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Art Smockler - heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, }  
County of Los Angeles. } ss.

On this 22nd day of May, A. D. 1928, before me, Mabel A. Deanburg, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

Mabel A. Deanburg,  
Notary Public in and for said County  
and State.

Received for record May 23, 1928 at 48 Min. past 9 o'clock A.M. at request \$18.11  
of Grantee. Copied in Book No. 767 of Deeds page 192 et seq., records of Riverside  
County, California  
Fees \$1.40

Jack A. Ross, Recorder.

Compared: Copyist L. Thompson; Comparer L.H. Hyde.

.....

E. E. PEACOCK, )  
TO ) WARRANTY DEED.  
ART SMOCKLER )

THIS INSTRUMENT, made the 22nd day of May, in the year of our Lord, nineteen hundred and twenty-eight, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and ART SMOCKLER, a single man, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of ten and no/100s Dollars, gold coin of the United States of America, to be in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, do by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all the certain

BOOK 767  
Page 193  
5-23-28

lot, piece or parcel of land, situate, lying and being in the N. W. Quar. Sec. 16, Twp 4 S. R. 6 W. S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest corner Section 15, Twp 4 S. Range 6 West, S.B.B.M. thence South 1313.12 feet; thence East 1980.49 feet to point of beginning; thence South 58 degrees 07 minutes 30 seconds West 50 feet; thence South 14 degrees 03 minutes 03 seconds East 205.00 feet, thence North 56 degrees 52 minutes 14 seconds East 35 feet, thence North 10 degrees 04 minutes 26 seconds West 209.33 feet; to point of beginning. The above described parcel of land is to be known as Lot Number 276 Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a Free Life Membership, in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the covenants, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Art Smockler, his heirs and assigns forever; and the said first party does hereby covenant with the said Art Smockler, and his legal representatives that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Art Smockler, heirs and assigns forever, against the just and lawful claims and demands of all persons whatsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
County of Los Angeles. ) ss.

On this 22nd day of May, A. D. 1928, before me, Mabel A. Deannberg, Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

Mabel A. Deannberg,  
Notary Public in and for said County and State.

Received for record May 23, 1928 at 45 Min. past 9 o'clock A.M. at request of Grantee. Copied in Book No. 767 of Deeds page 198 et seq., records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.

Compared; Copyist L. Thompson; Comparer L.H. Hyde

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E. E. PEACOCK )  
TO ) WARRANTY DEED.  
ART SMOOKLER )

THIS INDENTURE, made the 22nd day of May, 1928, in the year of our Lord, nineteen hundred and twenty-eight, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and ART SMOOKLER, a single man, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the N. W. Quar. Sec. 15, Twp 4 S. R 6 W. S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest corner Section 15, Twp 4 S. Range 6 West, S.B.B. & M. Thence South 1328.89 feet; thence East 2060.96 feet; to point of beginning thence South 54 degrees 0 minutes West 90 feet; thence South 27 degrees, 49 minutes 12 seconds West 105.76 feet; thence South 36 degrees 52 minutes 14 seconds west 46.36 feet; thence North 4 degrees 51 minutes 13 seconds East 171.87 feet to point of beginning. The above described piece of land is to be known as Lot Number 278 Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor, or his assigns; except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a Free Life Membership, in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life membership.

Book 675 Deeds  
Page 436  
6-9-26

E. E. PEACOCK )  
to )  
WARRANTY DEED.  
GEORGE F. DUNCAN )

THIS INSTRUMENT, made the sixteenth day of November, in the year of our Lord nine-  
teen hundred and twenty-five, between E. E. Peacock, Los Angeles, California, the party  
of the first part, and George F. Duncan, Los Angeles, California, the party of the  
second part,

WITNESSETH: That the said party of the first part, for and in consideration of  
the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in  
and out of the said party of the second part, the receipt whereof is hereby acknowledged,  
does by these presents, grant, bargain, sell, convey and confirm, unto the said party of  
the second part, and to his heirs and assigns forever, all that certain lot, piece or  
parcel of land situate, lying and being in the N.W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S. 2.  
Pl. M. County of Riverside and State of California, and bounded and particularly de-  
scribed as follows, to-wit:

Commencing at the North West Corner of Section 15, Twp. 4 South, Range 6 West,  
Pl. M. Co. thence South 1509.10 feet; thence East 1697.56 feet to point of beginning;  
thence South 6 degrees 02 minutes 30 seconds West 50 feet, thence South 7 degrees,  
30 minutes 12 seconds East 125.79 feet; thence North 68 degrees 37 minutes 55 seconds  
East 50 feet; thence North 3 degrees, 13 minutes 30 seconds West 127.99 feet to the  
above point of beginning in the North West Quarter of said Section 15. The above de-  
scribed parcel of land is to be known as Lot Number 266 - Block D.

The party of the first part reserves to himself or his assigns, right-of-way  
or easements for telephone, lines, power lines, pipe lines, sewers, or for other nec-  
essary or useful purposes in, on, above or below the area of the above described prop-  
erty; also all water rights, and all water flowing over or under or percolating through  
said land, and the rights to develop said water and its uses for the benefit of the  
grantor or his assigns, except however, water for domestic uses and purposes, also  
reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property  
herein granted shall ever be sold or assigned to, or be occupied by, persons other than  
those of the CAUCASIAN RACE. That a free LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB,  
Incorporated under the laws of the State of California, is given to the party of the  
second part and is appurtenant to said deed as a bonus to the Grantee herein, and the  
assigning or conveying of said property herein described and granted shall automatically  
assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances  
thereto belonging, or in anywise appertaining, and the reversion and reversions, re-  
mainder and remainders, rents, issues and profits thereof.

THE SELLER AND PURCHASER have paid the same to the said George F. Duncan, his heirs and assigns  
forever; and the said first party does hereby covenant with the said George F. Duncan  
and his legal representatives, that the said real estate is free from all encumbrances,  
and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND  
the same to the said George F. Duncan, his heirs and assigns forever, against the just  
and lawful claims and demands of all persons whatsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand  
and seal the day and year first above written.

E. E. Peacock (Seal)

State of California  
County of Los Angeles

On this sixteenth day of November, A.D. 1925, before me, G. M. Hysong,  
a Notary Public in and for the said County and State, residing therein, duly com-  
missioned and sworn, personally appeared E. I. Fenwick, known to me to be the person  
whose name is subscribed to the within instrument, and acknowledged to me that he exe-  
cuted the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal  
the day and year in this certificate first above written.

(NOTARIAL SEAL) G. M. Hysong, Notary Public in and for said  
County and State.

Received for record Jun 9, 1926 at 9 o'clock A.M. at request of Grantee. Copied #650  
in Book No-675 of Deeds, page 436 et seq. records of Riverside County, California.  
Fees \$1.40

Jack A. Ross, Recorder  
By P. B. Row, Deputy Recorder.

PREPARED: Copyist, D. Pearce; Comparer, F. Buck.

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GRANT DEED

AMEDEE W. DUNCAN, et ux )  
to )  
P. J. HASEL, )

THIS INSTRUMENT, Made the 27th day of May in the year of our Lord nineteen hun-  
dred and twenty-six, between Amadee W. Duncan and Nora I. Duncan, husband and wife,  
the parties of the first part, and P. J. Hasel, a single man, the party of the second  
part.

WITNESSETH: That the said parties of the first part, for and in consideration of  
the sum of Ten Dollars, gold coin of the United States of America, to them in hand  
paid by the said party of the second part, the receipt whereof is hereby acknowledged,  
do by these presents, GRANT unto the said party of the second part and to his heirs  
and assigns forever, all those certain lots, of land, situate, lying and being in the  
County of Riverside, and State of California, and bounded and particularly described  
as follows, to-wit:

Lots 26 and 27 in Block 4 of Overlook #2 addition to Corona, as shown by map  
on file in the office of the County Recorder of the County of Riverside, State of  
California, in Book 15 of Maps, at page 92 thereof.

Subject to rights of way, reservations and restrictions of record.

All oil and gas rights go with the property above described.

TOGETHER with all and singular the tenements, hereditaments and appurtenances  
thereto belonging, or in anywise appertaining, and the reversion and reversions, re-  
mainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular the said premises, together with the appur-  
tenances, unto the said party of the second part, and to his heirs and assigns forever.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their  
hands and seals the day and year first above written.

Amadee W. Duncan (Seal)  
Nora I. Duncan, (Seal)

61' 19' West from the southwesterly corner of Lot 45, as shown on Map of Palm Canyon Mesa Tract Unit 2, across said Lot 6 and Southerly of a line running south 58° 16' West from the northwesterly corner of Lot 42, as shown on Map of Palm Canyon Mesa Tract Unit 2 across said Lot 6.

STATE OF CALIFORNIA )  
County of Riverside ) ss.

I, D. G. Clayton, County Clerk and ex-officio Clerk of the Board of Supervisors of said County, hereby certify the foregoing to be a full, true and correct copy of the minute order, vacating streets Fourth and Dist. and entered on the 14th day of July, 1930, in Book 22 of Supervisors' Minutes, at page 16 thereof.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 15th day of July, 1930.

D.G. Clayton, Clerk.

(BOARD OF SUPERVISORS SEAL) By J.F. Reimer, Deputy.

Endorsed: Filed Jul 14th, 1930

D.G. Clayton, Clerk  
by J.F. Reimer, Deputy

Received for record Jul 15, 1930 at 8 o'clock A.M. at request of Co. Clerk.  
Copied in Book No. 869 of Deeds, page 168, et seq., records of Riverside County, California.

#1066

Fees \$ None

Jack A. Ross, Recorder.

Compared: Copyist L.H. Hyde; Comparer A. Lemkin.

Book 869 Deeds  
Page 169  
7-15-30

E.E. PEACOCK

TO

WARRANTY DEED

CATHERINE GARNER ET AL

THIS INDENTURE, Made the 12th day of July in the year of our Lord nineteen hundred and 30, between E.E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and CATHERINE GARNER and/or ROBERT E.L. GARNER, Joint tenants, with right of survivorship, the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and No/100s Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said parties of the second part, and to their heirs and assigns, forever, all the certain lot, piece or parcel of land situate, lying and being in the North-west quarter of Sec. 15, Twp. 4 N. Range 6 W., S.B.L. N. County of Riverside, and State of California, and bounded and particular, described as follows, to-wit:  
Commencing at the North West corner of Section 15, Twp. 4 South Range 6



West, S.B.B. & N., Thence South 1749.05 feet, thence East 1955.19 feet to point of beginning, thence South 72 degrees 01 minutes West 40 feet, thence South one degree 18 minutes 56 seconds West 99.75 feet, thence North 72 degrees 28 minutes 02 seconds East 40.54 feet, thence North 1 degree 05 minutes 02 seconds East 100 feet to point of beginning. The above described land is situated in the North West quarter of Section 15, and is to be known as Lot 392 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Catherine Garner and/or Robert E.L. Garner their heirs and assigns forever; and the said first party does hereby covenant with the said Catherine Garner and /or Robert E.L. Garner, and their legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall WARRANT and DEFEND the same to the said Catherine Garner and/or Robert E.L. Garner their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. Peacock, Trustee (Seal)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss.

On this 12th day of July, A.D., 1930 before me, Mabel A. Doanburg, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared Appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

Mabel A. Doanburg  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Jul 15, 1930 at 55 min past 2 o'clock P.M. at request of #1132  
Grantee. Copied in Book No. 869 of Deeds, page 169 et seq., records of Riverside  
County, California.

Fees \$1.50

Jack A. Ross, Recorder.

Compared: Copyist L.H.Hyde; Comparer A.Lankat.

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GEO. O. KELLEY ET AL )  
TO ) RIGHT OF WAY  
SOUTHERN SIERRAS POWER COMPANY )  
Imperial Beach, California, June 30, 1930.

For and in consideration of the sum of One Dollar (\$1.00), receipt whereof  
is hereby acknowledged, a right of way easement is hereby granted by the undersigned,  
to THE SOUTHERN SIERRAS POWER COMPANY, its successors and assigns, with the right to  
erect and maintain poles or other supports, with wires and fixtures thereon necessary  
for the purposes of said Power Company, and to clear, grade and keep same free from  
brush and wood growth to such a width as may be necessary for protection from fire,  
across that certain property belonging to GEO. O. KELLEY and MABEL V. KELLEY, his  
wife, situated in the County of Riverside, State of California, said property being  
described as follows:

East one half of the East one half of the West one half of Section Seventeen  
17) Township Four (4) South, Range Six (6) East, San Bernardino Base and Meridian.

The center line of said right of way is described as follows:

Beginning on the East line of the West one half of said Section Seventeen  
(17) at a point thirty-five (35) feet North of the Southeast corner of said West  
one half of Section Seventeen (17), and running thence West parallel to and thirty  
five (35) feet North of the South line of said Section Seventeen (17), a distance of  
six hundred sixty (660) feet more or less to a point on the West line of said above  
described parcel of land.

Also, beginning on the South line of said Section Seventeen (17), at a point  
thirty-one (31) feet West of the Southeast corner of said West one half of Section  
Seventeen (17) and running thence North parallel to and thirty-one (31) feet West of  
the East line of said West one half of Section Seventeen (17) a distance of five  
thousand two hundred eighty (5,280) feet more or less to a point on the North line  
of said Section Seventeen (17), being a total distance of five thousand nine hundred  
forty (5,940) feet on the above described parcel of land.

It is agreed that the agents and employees of said Power Company, with their  
vehicles, property and equipment, shall, whenever necessary, have the right of entry  
transportation and travel upon, over and across the property of the grantors, for all  
purposes in connection with the construction, repair, renewals, inspection, etc.,  
of the properties of the Power Company on said right of way; Provided, however, that  
the said rights shall be reasonably exercised, and that the Power Company shall be  
responsible for any damage which may negligently be done by it to the property above  
described.

Geo. O. Kelley

(Mrs. Mabel V. Kelley)

Witness: Nathan F. Patton

Coachella R.E.A. 1614-342

Book 718

Page 291

6.20.27

E. E. PEACOCK, )  
TO ( WARRANTY DEED  
DANIEL J. MAULIFFE )

THIS INDENTURE, made the Eighteenth day of November, in the year of our Lord Nineteen Hundred and Twenty-six, Between E. E. Peacock, Trustee, Los Angeles, California, the party of the first part, and Daniel J. Mauliffe, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the N.E. Quar. Sec. 15, Twp. 4 S. R 6 W. S. B. E. & M. County of Riverside and State of California, and bounded and particularly described as follows, to wit:

Commencing at the Northeast corner of Section 15, Twp. 4 South, Range 6 West, S. B. E. & M. Thence south 2080.06 feet, Thence West 1773.34 feet to point of beginning. Thence North 47 degrees 34 minutes East 40 feet, Thence North 14 degrees 40 minutes 32 seconds West 193.61 feet, Thence South 64 degrees 04 minutes West 30.00 feet, Thence South 13 degrees 00 minutes 17 seconds East 206.46 feet to the above point of beginning in the North East Quarter of said Section 15. The above described parcel of land is to be known as Lot Number 476- Block H.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by, persons other than those of the Caucasian Race. That a Free Life Membership in the Temescal Country Club, Incorporated under the Laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said life membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Daniel J. Mauliffe, his heirs and assigns forever; and the said first party does hereby covenant with the said Daniel J. Mauliffe and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Daniel J. Mauliffe, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee, (Seal)

State of California, )  
County of Los Angeles, ) ss.

On this 18th day of November, A. D. 1926, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within Instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong,

(NOTARIAL SEAL) Notary Public in and for said County and State.

#1443

RECEIVED FOR RECORD Jun 20 1927 at 8 o'clock A. M. at request of Grantee.

Copied in Book No. 718 of Deeds, page 291, et seq., Records of Riverside County, California.

Jack A. Ross, Recorder

Fees, \$1.40

By F. B. Row, Deputy Recorder

COMPARED: Copyist, L. B. Boynton; Comparer, A. Lanlin

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FRANKLIN J. GROTH, ET AL )  
TO ( GRANT DEED  
C. D. HAUVERMAN, ET AL ) Joint Tenants

Franklin J. Groth and Abbie J. Groth, his wife, in consideration of Ten and no/100 Dollars, to them in hand paid, the receipt of which is hereby acknowledged, do hereby Grant to C. D. Hauverman and Myrtle M. Hauverman, his wife, as joint tenants, with the right of survivorship, all that real property situate in the City of Banning, County of Riverside, State of California, described as follows:

All that portion of the Northeast Quarter (N.E. 1/4) of Section Four (4), Township Three (3) South, Range One (1) East, San Bernardino Base and Meridian, described as follows:

Beginning at a point on the South line of said Northeast Quarter (N.E. 1/4) of said Section Four (4), South 89 degrees 48 minutes West One Thousand Seventy-nine (1079) feet from the Southeast corner thereof;

Thence North 8 degrees 12 minutes West Two Hundred Fifty (250) feet;

Thence North 70 degrees 9 minutes West, Sixty-four and Thirty-four Hundredths (64.34) feet;

Thence South 50 degrees 36 minutes West Sixty-one and Ninety-four (61.94) feet;

Thence South 5 degrees 12 minutes East, Two Hundred Thirth (230) feet to the South line of said Northeast Quarter (N.E. 1/4) of said Section;

Thence East along the South line of said Northeast Quarter (N.E. 1/4) of said Section, One Hundred Twenty-five (125) feet to the point of beginning.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. PEACOCK Trustee (SEAL)

STATE OF CALIFORNIA }  
County of Riverside : } ss.

On this Fourth day of November, A.D. 1925, before me G.M. Hysong, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G.M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#963

Received for record Feb 14, 1928 at 8 o'clock A.M. at request of Grantee.  
Copied in Book No. 745 of Deeds, page 295 et seq., records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.

Compared: Copyist L.H.Hyde; Comparer L. Thompson.

- o - - o - - o -

E.E. PEACOCK )  
TO ) Warrant DEED  
MRS. ONA BELLE BONHAM )

THIS INDENTURE, made the fourth day of November, in the year of our Lord, nineteen hundred and twenty five between E.E. PEACOCK, Los Angeles, California, the party of the first part, and MRS. ONA BELLE BONHAM, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid, by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the N.E. Quar. Sec. 15 Twp. 4 S. R. 6 W. S.B.B. & M. county of Riverside and State of California, and bounded and particularly described as follows, to wit:

Commencing at the Northeast corner of Section 15, Twp. 4 South, Range 6 West, S.B.B. & M. Thence South 1921.33 feet; thence West 847.25 feet, to the point of beginning; thence North 2 degrees 38 minutes West 50 feet; thence North 78 degrees 20 minutes 08 seconds East 232.42 feet; thence South 17 degrees 58 minutes E 30 feet; thence South 73 degrees, 44 minutes 39 seconds West 244.35 feet to the point of beginning, in the Northeast quarter of said Section 15. The above described parcel of land is to be known as Lot Number 78-Block H.

Book 745  
Page 296  
2-14-28

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a FREE LIFE MEMBERSHIP in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Mrs. Ona Belle Bonham her heirs and assigns forever; and the said first party does hereby covenant with the said Mrs. Ona Belle Bonham and legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said Mrs. Ona Belle Bonham, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. PEACOCK (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss.

On this fourth day of November, A.D. 1925, before me, G.M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(NOTARIAL SEAL) G.M. Hysong,  
Notary Public in and for said  
County and State.

Received for record Feb 14, 1928 at 8 o'clock A.M. at request of Grantee. #964  
Copied in Book No. 745 of Deeds, page 296 et seq., records of Riverside County,  
California.

Fees \$1.40 Jack A. Ross, Recorder.

Compared: Copyist L.H.Hyde; Comparer L. Thompson.

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Dated this 11th day of January, 1928.

G. E. Mushrush  
Jennie I. Mushrush

State of California, }  
County of Riverside. }

On this 11th day of January, 1928, before me, G. W. Parker, a Notary Public in and for said County, personally appeared G. E. Mushrush and Jennie I. Mushrush known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

(NOTARIAL SEAL)

G. W. Parker  
Notary Public in and for the County of  
Riverside, State of California.

Received for record Jan 13, 1928, at 4 o'clock P. M. at request of Riverside  
County Title Guaranty Company, Copied in Book No. 747 of Deeds; page 472, et seq.,  
Records of Riverside County, California.

FS71

Fee \$1.00

Jack A. Ross, Recorder  
E. F. B. Row, Deputy Recorder

Compared: Copyist: A. Lemkin; Comparer: F. Kettering

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E. E. PEACOCK )  
TO ( )  
MARIE BEYERLE )

WARRANTY DEED

THIS INDENTURE made the 18th day of November, in the year of our Lord, nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and MARIE BEYERLE, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the N. W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S. E. N. E. M. County of Riverside, and State of California and bounded and particularly described as follows, to-wit:

Commencing at the north west corner section 15, Twp. 4 South, range 6 West, S. E. B. M. thence south 222.58 feet, thence east 424.26 feet to point of beginning, thence south 55 degrees 59 minutes and 30 seconds East 45 feet, thence south 34 degrees 19 minutes 18 seconds west 208.72 feet, thence north 27 degrees 38 minutes

Book 747  
Page 473  
1-14-1928

Lot 493 D

thirty seconds west 35 feet, thence north 31 degrees 27 minutes 56 seconds east 216.00 feet to point of beginning. The above piece of land is situated in the north west quarter of Section 15, and is to be known as Lot No. 493 Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Marie Beyerle, her heirs and assigns forever; and the said first party does hereby covenant with the said Marie Beyerle, and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Marie Beyerle, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
                          ) ss  
County of Los Angeles)

On this 18th day of November, A. D. 1927, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)



Received for record Jan 14, 1928, at 8 o'clock A. M. at request of Grantee  
Copied in Book No. 747 of Deeds, page 475, et seq., Records of Riverside County,  
California.

#876

Fees \$1.30

Jack A. Row, Recorder  
By F. B. Row, Deputy Recorder

Compared: Copyist: A. Lankin; Comparer: E. Kettering

-0-0-0-0-

JOSEPH HICKS WAGNER )  
TO ( )  
MARY CYNTHIA WAGNER )

THIS AGREEMENT made and entered into in duplicate this 30th day of December 1919, by and between JOSEPH HICKS WAGNER, party of the first part, and MARY CYNTHIA WAGNER party of the second part, both of Hemet, Riverside County, California,

WITNESSETH: WHEREAS certain differences have arisen between the parties hereto regarding their respective rights in and to the property, both real and personal, standing on the records in the office of the County Recorder of Riverside County in the name of said parties, or in the name of either of them, and in or to any and all property, both real and personal, except the office furniture and fixtures belonging to party of first part, belonging to said parties of either of them; and

WHEREAS it is necessary and expedient that the rights of the respective parties hereto in and to said property, both real and personal, be settled and determined;

NOW THEREFORE, said party of the first part for and in consideration of the sum of Five hundred (\$500.00) dollars, lawful money of the United States, to be by said party of the second part to him at the office of Bush and Barbee, 22 Evans Block Riverside, California, within ten days from this date, said party of the first part agrees to join with said second party in the execution and delivery of a good and sufficient deed of conveyance to Samuel L. Wagner, conveying all their right, title and interest in and to all real property now standing of record in the name of said party of the first part, or in the names of both parties hereto, to said Samuel L. Wagner, and hereby forever releases and relinquishes all his right, title and interest therein and thereto.

For and in consideration of the execution of said deed by party of the first part, said party of the second part hereby forever releases, discharges and waives any right that said party of the second part might otherwise have under and by virtue of the marriage relation existing between the parties hereto in or to any of the property, real, personal or mixed, now standing in the name of or belonging to said party of the first part, and in or to any property, either real or personal, that the said party of the first part may hereafter in any manner acquire, and for the same consideration the said party of the second part does by these presents relinquish, release and discharge said party of the first part any and

#1839

Received for record Jul 25, 1927 at 10 o'clock A. M. at request of Grantee.  
Copied in Book No. 728 of Deeds page 10, et seq., records of Riverside County,  
California.

Fees \$1.70

Jack A. Ross, Recorder

Compared: Copyist L. Thompson; Comparer L. H. Hyde.

.....

E. E. PEACOCK, )  
TO ) WARRANTY DEED.  
C. L. BROBST )

THIS INDENTURE, made the 6th day of July, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and C. L. BROBST, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 15, Twp 4 S. R 6 W. S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest Corner of Section 15, Twp 4 South, Range 6 West, S.B.B.M. Thence South 2653.44 feet, Thence East 548.02 feet, to point of beginning Thence North 25 degrees, 40 minutes 55 seconds East 137.38 feet, Thence South 67 degrees 38 minutes 30 seconds East 32.39 feet; Thence South 12 degrees 18 minutes 30 seconds East 40 feet, Thence South 28 degrees 41 minutes 17 seconds West 126.75 feet. Thence North 65 degrees 52 minutes 07 seconds West 50 feet, Thence North 24 degrees 07 minutes 53 seconds East 20 feet, to point of beginning in the Southwest Quarter said Section 15, The above described parcel of land is to be known as Lot Number 501 Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a Free Life Membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.



Book 688  
Page 192  
8-23-26

E. E. PEACOCK )  
                  )                    ) WARRANTY DEED.  
                  )                    )  
E. L. COOPER, ET AL )

THIS INDENTURE, made the Eleventh day of August, in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and E. L. COOPER and ROSETTA COOPER, husband and wife, in joint tenancy, with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm, unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns of such survivor, forever, all that certain lot, piece, or parcel of land, situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S.B.B.M County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North West corner of Section 15, Twp. 4 South, Range 6 West, S.B.B.M. Hence South 2675.26 feet, thence East 1338.76 feet to point of beginning. Thence North 75 degrees 25 minutes West 30 feet, Thence North 16 degrees 18 minutes 30 second East 100 feet, Thence South 75 degrees 25 minutes East 30 feet, Thence South 16 degrees 18 minutes 30 seconds West 100 feet to point of beginning in the South West Quarter said Section 15. The West line of the North West quarter said Section 15 bears North 0 degrees 50 minutes 45 seconds East. The above described parcel of land is to be known as Lot Number 452 - Block D.

The party of the first part reserved to himself or his assigns, right-of-way, or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to or be occupied by persons other than those of the Caucasian Race. That a Free Life Membership in the Temescal Country Club Incorporated under the Laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said E. L. Cooper and Rosetta Cooper, in joint tenancy, their heirs and assigns forever; and the said first party does hereby covenant with the said E. L. Cooper and Rosetta Cooper, and their legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said

E. E. Cooper and Rosetta Cooper, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. PEACOCK (SEAL)

State of California, )  
                          ) ss.  
County of Los Angeles.)

On this eleventh day of August, A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Aug. 23, 1925 at 8 o'clock A.M. at request of Grantee. #2744  
Copied in book No. 638 of Deeds, page 192, at seq. Records of Riverside County, California.

Fees \$1.50

Jack A. Ross, Recorder  
By F. E. Row, Deputy Recorder.

Compared: Copyist: E. Kettering; Comparer: D. Dallgren.

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E. E. PEACOCK )  
                  )       WARRANTY DEED.  
E. E. COOPER, ET AL )

THIS INSTRUMENT, made the Eleventh day of August, in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and E. E. COOPER and ROSETTA COOPER, husband and wife, in joint tenancy, with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns of such survivor, forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S.B.M. County of Riverside and State of California, and bounded and particularly described as follows, to-wit:-

Beginning at point which is known to be 2954.22 feet South and 1092.09 feet East of the North West corner of Section 15, Twp. 4 South, Range 6 West, S.B.M.

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Page 64  
3-7-29

E. E. PEACOCK )  
TO ( WARRANTY DEED  
EDNA M. ALLES )

THIS INDENTURE, made the 1st day of December, in the year of our Lord, nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and EDNA M. ALLES, Los Angeles, California, the party of the second part.

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the N. W. and S. W. Quar. Sect. 15 Twp 4 S. R. 6 W. S. E. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner section 15 Twp 4 S. R. 6 W. S. E. B. M. thence South 2592.56 feet, thence East 1210.78 feet to point of beginning. Thence south 15 degrees 18 minutes 30 seconds West 80 feet, thence South 71 degrees 08 minutes 30 seconds East, 100 feet, thence North 15 degrees 18 minutes 30 seconds East 50 feet, thence North 71 degrees 08 minutes 30 seconds West, 100 feet to point of beginning. The above piece of land is situated in the North West and South west quarter of Section 15, and is to be known as Lot No. 453 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Edna M. Alles, her heirs and assigns forever; and the said first party does hereby covenant with the said Edna M. Alles and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall warrant and defend the same to the said Edna M. Alles, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
Country of Los Angeles) (ss

On this 29th day of December, A. D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

Viola Johnson, Notary Public in and for said County and State.

Received for record Mar 7, 1929, at 11 o'clock A. M. at request of Grantee, Copied in Book No. 803 of Deeds, page 64, et seq., Records of Riverside County California.

#575

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist: A. Lankin; Comparer: E. Kettering

E. E. PEACOCK )  
TO ( WARRANTY DEED  
EDNA M. ALLES )

THIS INDENTURE made the 28th day of August, in the year of our Lord nineteen hundred and twenty eight, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and EDNA M. ALLES, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S. B. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner of Section 15 Twp 4 South, Range 6 W. S. B. B. M., thence south 3356.68 feet, thence East 1575.23 feet to point of beginning, thence south 47 degrees 11 minutes East, 45 feet; thence North 48 degrees 05 minutes 17 seconds East 115.60 feet, thence North 46 degrees 21 minutes 36 seconds West 50 feet thence South 45 degrees 35 minutes 12 seconds West 115.36 feet to point of beginning, The above described lot is situated in the South west quarter of Section 15, and is to be known as Lot No. 140 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers or for other

#573

Received for record Mar 7, 1929, at 11 o'clock A. M. at request of Grantee  
Copied in Book No. 803 of Deeds, page 60, et seq., Records of Riverside County,  
California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist; A. Lamkin; Comparer: E. Kettering

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Page 62  
3-7-29

E. E. PEACOCK )  
TO ( WARRANTY DEED  
EDNA M. ALLES )

THIS INDENTURE made the 1st day of December, in the year of our Lord nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and EDNA M. ALLES, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the N. W. Quar. of Section 15, Twp. 4 S. R. 6 W. S. B. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner Section 15 Twp 4 S. R. 6 W. S. B. B. M. thence South 2582.36 feet, thence East 1210.78 feet to point of beginning. Thence north 16 degrees 18 minutes 30 seconds East 50 feet, thence South 71 degrees 08 minutes 30 seconds East, 100 feet, thence South 16 degrees 18 minutes 30 seconds West 50 feet, thence north 71 degrees 08 minutes 30 seconds West, 100 feet, to point of beginning. The above piece of land is situated in the North west quarter of Section 15 and is to be known as Lot No. 454 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses, and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a Free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall



automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Edna M. Alles, her heirs and assigns forever; and the said first party does hereby covenant with the said Edna M. Alles, and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Edna M. Alles, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
County of Los Angeles ) ss

On this 29th day of December, A. D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Viola Johnson  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Mar 7, 1929, at 11 o'clock A. M. at request of Grantee,  
Copied in Book No. 803 of Deeds, page 62, et seq., Records of Riverside County,  
California.

#574

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist: A. Lamkin; Comparer: E. Kettering

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said C. W. Calkins, his heirs and assigns forever; and the said first party does hereby covenant with the said C. W. Calkins, and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall warrant and defend the same to the said C. W. Calkins his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee, (Seal)

State of California, )  
County of Los Angeles ) (as

On this 29th day of December, A. D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Viola Johnson  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#572

Received for record Mar 7, 1928, at 11 o'clock A. M. at request of Grantee,  
Copied in Book No. 803 of Deeds, page 60, et seq., Records of Riverside County,  
California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist; A. Lamkin; Comparer: E. Kettering

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E. E. PEACOCK )  
TO ( )  
C. W. CALKINS )

WARRANTY DEED

THIS INDENTURE made the 1st day of December, in the year of our Lord nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and C. W. CALKINS, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is

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Page 60  
3-7-29

hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the North West quarter of Sec. 15, Twp. 4 S. R. 6 W. S.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest corner of Section 15, Twp 4 South, Range 6 West, S. B. B. M., thence South 2486.38 feet, thence East 1238.86 feet to point of beginning, thence south 16 degrees 18 minutes 30 seconds west 50 feet, thence south 71 degrees 08 minutes 30 seconds East, 100 feet, thence North 16 degrees 18 minutes 30 seconds east 50 feet, thence North 71 degrees 08 minutes 30 seconds West, 100 feet to point of beginning. The above piece of land is situated in the North west quarter Section 15 and is to be known as Lot No. 455 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said C. W. Calkins, his heirs and assigns forever; and the said first party does hereby covenant with the said C. W. Calkins, and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall warrant and defend the same to the said C. W. Calkins his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, }  
                          } ss.  
County of Los Angeles)

On this 29 day of December, A. D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Viola Johnson, Notary Public in and for  
said County and State.

(NOTARIAL SEAL)

KODAK SAFETY FILM

#573

Received for record Mar 7, 1929, at 11 o'clock A. M. at request of Grantee.  
Copied in Book No. 803 of Deeds, page 60, et seq., Records of Riverside County,  
California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist; A. Lamkin; Comparer; E. Kettering

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
EDNA M. ALLES )

THIS INDENTURE made the 1st day of December, in the year of our Lord nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and EDNA M. ALLES, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is heroby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the N. W. Quar. of Section 15, Twp. 4 S. R. 6 W. S. B. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner Section 15 Twp 4 S. R. 6 W. S. B. B. M. thence South 2582.36 feet, thence East 1210.78 feet to point of beginning. Thence north 16 degrees 18 minutes 30 seconds East 50 feet, thence South 71 degrees 08 minutes 30 seconds East, 100 feet, thence South 16 degrees 18 minutes 30 seconds West 50 feet, thence north 71 degrees 08 minutes 30 seconds West, 100 feet, to point of beginning. The above piece of land is situated in the North west quarter of Section 15, and is to be known as Lot No. 454 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses, and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a Free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall

Received for record MAR 7, 1929, at 11 o'clock A. M. at request of Grantee  
Copied in Book No. 803 of Deeds, page 57, et seq., Records of Riverside County  
California.

#570

Fees \$1.50

Jack A. Ross, Recorder

Compared: Copyist; A. Lamkin; Comparer: E. Kettering

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
C. W. CALKINS )

THIS INDENTURE made the 1st day of December, in the year of our Lord nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and C. W. CALKINS, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100\$ dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the North West quarter section 15, Twp. 4 S. R 6 W. S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner Section 15, Twp 4 South, Range 6 West, S. B. B. M., Thence South 2486.38 feet, thence East 1238.86 feet to point of beginning, thence North 16 degrees 18 minutes 30 seconds East 50 feet, thence South 71 degrees 08 minutes 30 seconds East 100 feet, thence South 16 degrees 18 minutes 30 seconds West 50 feet, thence North 71 degrees 08 minutes 30 seconds West 100 feet to point of beginning. The above described piece of land is situated in the North West quarter of Section 15, and is to be known as Lot No. 456 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

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3-7-29

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TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said C. W. Calkins, his heirs and assigns forever; and the said first party does hereby covenant with the said C. W. Calkins, and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall warrant and defend the same to the said C. W. Calkins his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee, (Seal)

State of California, )  
County of Los Angeles ) (ss

On this 29th day of December, A. D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Viola Johnson  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#572

Received for record Mar 7, 1928, at 11 o'clock A. M. at request of Grantee, Copied in Book No. 803 of Deeds, page 59, et seq., Records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist; A. Lamkin; Comparer: E. Kettering

-o-o-o-o-

E. E. PEACOCK )  
TO ( )  
C. W. CALKINS )

WARRANTY DEED

THIS INDENTURE made the 1st day of December, in the year of our Lord nineteen hundred and twenty seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and C. W. CALKINS, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is

TO HAVE AND TO HOLD all and singular, the said premises together with the appurtenances, unto the said party of the second part and to - heirs and assigns forever.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands the day and year first above written.

A. T. Stadler  
Martha J. Stadler

State of California,  
County of Riverside,

On this 19th day of September, in the year one thousand nine hundred twenty-seven, before me, O. King, a Notary Public in and for said County and State, personally appeared A. T. Stadler and Martha J. Stadler, known to me to be the persons described in and whose names are subscribed to the within instrument, and acknowledged that they executed the same.

IN WITNESS WHEREOF: I have hereunto set my hand and official seal, at my office in the said county the day and year in this Certificate first above written.

O. King,  
Notary Public in and for said Riverside  
County and State of Calif.

(NOTARIAL SEAL)

My Commission Expires April 15, 1931

RECEIVED FOR RECORD Sep 29 1927 at request of Security Title Ins. & Guar. Co. #2065  
Copied in Book No. 736 of Deeds, page 160, et seq., Records of Riverside County, California.

Fees, \$1.10

Jack A. Ross, Recorder

COMPARED: Copyist, L. B. Boynton; Comparer, E. Kettering

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Book 736  
Page 161  
9-29-27

E. E. PEACOCK

TO

WARRANTY DEED

CLARENCE A. ZINCKE

THIS INDENTURE, Made the 30th day of June, in the year of our Lord nineteen hundred and Twenty-seven, between E. E. Peacock, Trustee, Los Angeles, California, the party of the first part, and Clarence A. Zinke, Fullerton, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100ths Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the N. W. Cor. Sec. 15, Twp. 4 S. R. 6 W. S. B. R. M. County of Riverside, and State of California, and bounded and particularly described as follows, to wit:

Commencing at the Northwest Corner Section 15, Twp. 4 S. R. 6 W. S. B. R. M., Thence South 2268.49 feet, Thence East 855.29 feet, to point of beginning. Thence North 19 degrees, 40 minutes, 11 seconds, East 85.14 feet, thence North 86 degrees,

39 minutes, 57 seconds, West 107.81 feet, Thence South 65 degrees, 10 minutes, 03 seconds, West 107.98 feet, Thence South 86 degrees, 04 minutes, 51 seconds, East 127.41 feet, to point of beginning. Situated in the Northwest Quarter Section 15. The above described piece of land is to be known as Lot Number 16, Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a Free Life Membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Clarence A. Zinke, his heirs and assigns forever; and the said first party do hereby covenant with the said Clarence A. Zinke and his legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall Warrant and Defend the same to the said Clarence A. Zinke, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, (Seal)  
Trustee

State of California, }  
County of Los Angeles } ss.

On this 1st day of July, A. D., 1927, before me, the undersigned, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

Viola Johnson, Notary Public in  
and for said County and State.

(NOTARIAL SEAL)

#2063

RECEIVED FOR RECORD Sep 29 1927 at 3 o'clock P. M. at request of Grantee.  
Copied in Book No. 736 of Leads, page 161, et seq., Records of Riverside County, California.

Jack A. Ross, Recorder  
By J. E. Row, Deputy Recorder

Fees, \$1.10

COMPARED: Copyist, L. B. Boynton; Comparer, E. Kettering

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Two \$500.00 series A. first lien collateral Gold Bonds of Sinclair Consolidated Oil Corporation, a corporation of the state of New York, numbered respectively D4377 and D4378;

U. S. Treasury Savings Certificates standing in the name of Ivan W. Zeith, as follows; (payable at face value five years after issue)

- Q 1310474 dated January 1st, 1923, for \$25.00;
- Q 1310472 dated January 1st, 1923, for \$25.00;
- Q 1310473 dated January 1st, 1923, for \$25.00;
- Q 1310475 dated January 1st, 1923, for \$25.00;
- Q 1001602 dated January 1st, 1923, for \$25.00;

(Issue for War Savings Certificates Act. 9-24-17, as amended and supplemented)

Real estate located in the City of Beaumont, County of Riverside, State of California;

Lots fifteen and sixteen (15 and 16) in Block eighty two (82) as shown by the Amended Map of the Town of Beaumont, recorded in Book 6 pages 16 and 17 of Maps, in the office of the County Recorder of the County of San Bernardino, State of California.

Dated November 9th, 1925.

Wm. H. Ellis, Judge of the Superior Court.

Endorsed: Filed Nov. 9, 1925, D. G. Clayton, Clerk, By LeveE. Thompson, Deputy.  
Entered Nov. 9, 1925, D.G. Clayton, Clerk, By Irene Meyers, Deputy; Book 55 page 70

The foregoing instrument is a correct copy of the original on file in this office. Attest Nov. 9, 1925.

D.G. Clayton, County Clerk and Clerk of the Superior Court in and for the County of Riverside, State of California.

By Irene Meyers, Deputy.

(SUPERIOR COURT SEAL)

Received for Record, Nov. 13, 1925, at 20 min. past 8 o'clock A.M. at request #739 of F. L. Miller. Copied in Book No. 55b of Deeds page 406 et seq., Records of Riverside County, California.

Fees \$1.70

F.E. Dinsmore, Recorder.

COMPARED: Copyist; L. Shippee; Comparer; S. Lettering.

-000-

E. B. PEACOCK )  
AND ) WARRANTY DEED  
ELIZABETH M. GREENWOOD )

THIS INSTRUMENT, made the twelfth day of September in the year of our Lord nineteen hundred and twenty five between E. B. PEACOCK, Los Angeles, California, the party of the first part, and ELIZABETH M. GREENWOOD, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of ten and no/100 dollars, gold coin of the United States of America, to him in hand paid, by the said party of the second part, the receipt whereof is hereby acknowledged does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part and to her heirs and assigns forever, all that certain lot piece or parcel of land situate, lying and being in the NW Quar. Sec. 15,

Book 655  
Page 409  
11-14-25

Twp. 4 S. R. 6 W. S.E.1/4, County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the northwest corner of section 15, Twp. 4 south, range 6 west, S.E.1/4 E. thence south 2529.66 feet, thence east 1856.24 feet to point of beginning. Thence south 68 degrees, 31 minutes, 13 seconds east 50 feet; thence north 62 degrees 21 minutes 54 seconds east 118.99 feet; thence north 13 degrees 45 minutes west 34 feet thence south 60 degrees 00 minutes 23 seconds west 141.33 feet to the above point of beginning in the northwest quarter of said section 15. The above described parcel of land is to be known as Lot number 434 - Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said life membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Elizabeth M. Greenwood her heirs and assigns forever; and the said first party does hereby covenant with the said Elizabeth M. Greenwood and her legal representatives that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Elizabeth M. Greenwood her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California )  
(ss.  
County of Los Angeles )

On this 12th day of September, A.D. 1925, before us, G. M. Hysong, a Notary Public in and for said county and state, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

G. M. Hysong, Notary Public in and for said county and state.

Received for Record, Nov. 13, 1925, at 30 min. past 8 o'clock A.M. at request #740 of Grantee. Copied in Book No. 655 of Deeds page 409 et seq. Records of Riverside County, California. Fees \$1.50 F.E. Dinsmore, Recorder.

COMPILED: Copyist; E. Shippee; Comparer; A. Kettering.

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WILLIS W. ANDERSON )  
AND : )  
HAROLD E. POWNALL ET UX )

THIS INSTRUMENT, made the 17th day of October, in the year of our Lord one thousand nine hundred twenty five between WILLIS W. ANDERSON party of the first part, and HAROLD E. POWNALL and LUCIA S. POWNALL, his wife as joint tenants with the right of survivorship and not as tenants in common, parties of the second part.

WITNESSETH: That for and in consideration of the sum of ten & no/100 dollars in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, the said party of the first part does by these presents grant, bargain, sell, convey and confirm unto the said parties of the second part and to the survivor or them his or her heirs and assigns forever, all that certain lot, or parcel of land situate in the city of Banning, County of Riverside, State of California, and bounded and particularly described as follows, to-wit;

Lot twenty seven (27) as shown upon a certain map entitled "Map of Clough's Subdivision of lots 244-253-257, town of Banning, Riverside County, California," filed for record in the office of the County Recorder of the County of Riverside, State of California, in Book 7 of Maps, at page 22 thereof; excepting therefrom the westerly rectangular five (5) feet previously deeded to the public for alley purposes.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises, together with the appurtenances unto the said parties of the second part as joint tenants and to the survivor or them his or her heirs and assigns forever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set a hand the day and year first above written.

U. S. I. P. S. )  
S. 50 cancelled. ) Willis W. Anderson

State of California )  
(ss. )  
County of Riverside )

On this 17th day of October in the year one thousand nine hundred twenty five before me, Theodore Backus, a Notary Public in and for said county and state, personally appeared Willis W. Anderson, known to me to be the person described in and whose name is subscribed to the within instrument, and acknowledged that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal, at my office



THE ABOVE SAID PARTY OF THE FIRST PART HAS HERETOFORE SET UP  
AND MAINTAINED AND DOES FIRST ABOVE WRITEN...

W. Pendock (Seal)

State of Missouri  
County of Jackson

THIS DEED BEGINS August 11, 1910, before me, George W. ...  
... residing in the County of Jackson, State of Missouri, duly commissioned  
... known to me to be the person whose name  
... and acknowledged to me that he executed the same  
... have hereto set up and maintained, or caused to be  
... first above written.

My Commission Expires  
George W. Pendock, Recorder of Deeds  
St. Louis, Mo.

... and ... at ... o'clock ...  
... of ...

Witness my hand and official seal  
this 11th day of August, 1910.

... of the County of Jackson, State of Missouri.

... of the County of Jackson, State of Missouri.

... of the County of Jackson, State of Missouri.

... of the County of Jackson, State of Missouri.

... of the County of Jackson, State of Missouri.

... of the County of Jackson, State of Missouri.

... of the County of Jackson, State of Missouri.

received by Record July 2, 1929 at 10 o'clock A.M. at request of private  
the Grantor of Book 793 of Deeds page 466 et seq. recorded at  
Seward County, California.

Subscribed and sworn to before me on this day of \_\_\_\_\_

Book 793  
page 469  
1-9-29

That the said deed is hereby confirmed in its entirety and is hereby  
declared to be a deed in fee simple between the parties hereto and is hereby

confirmed and confirmed to the said party of the first part for and in consideration  
of the sum of one hundred dollars (\$100.00) of lawful money of the United States

to him by the said party of the second part, to have and to hold unto the said party  
of the first part, unto his heirs and assigns forever, unto the said party

of the first part or his heirs, heirs or assigns forever, unto the said party  
of the first part, unto his heirs, heirs or assigns forever, unto the said party

of the first part or his heirs, heirs or assigns forever, unto the said party  
of the first part, unto his heirs, heirs or assigns forever, unto the said party

of the first part or his heirs, heirs or assigns forever, unto the said party  
of the first part, unto his heirs, heirs or assigns forever, unto the said party

Lot 407 BCK D

and the part of the first part reserves to himself or his heirs, heirs or assigns  
forever the right to use, enjoy and dispose of the land described herein for

any purpose whatsoever, above or below the area of the above described  
property.

This deed is granted with the expressed provision that one of the property  
herein granted shall ever be sold or assigned to, or be possessed by anyone other than  
those of the Conquistador Club, that is a life membership in the Conquistador Club,

incorporated under the laws of the State of California, is given to the party of the  
second part and is appurtenant to said deed as a bonus to the grantee herein, and the  
existence or duration of said property herein described and granted shall automatically  
expire and terminate upon the death of said life membership.



TO HAVE AND TO HOLD to the said grantees as joint tenants with the right of survivorship.

WITNESS our hands this eighth day of July, 1929.

C. D. Post

Etta R. Post

State of California, )  
County of Orange. ) ss.

On this 8th day of July, 1929, before me W.M. Whitney, a Notary Public in and for said County and State, personally appeared C.D. Post and Etta R. Post, husband and wife, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same.

WITNESS my hand and official seal.

W.M. Whitney,

(NOTARIAL SEAL)

Notary Public in and for the said County and State.

Received for Record Jul 25, 1929 at 30 Min. past 8 o'clock A.M. at request #1992 of Riverside Title Company. Copied in Book No. 821 of Deeds page 264, et seq., records of Riverside County, California.

Fees \$1.00

Jack A. Ross, Recorder.

Compared: Copyist L. Thompson; Comparer L.H. Hyde.

.....

W. H. FRACOCK )  
TO ) WARRANTY DEED.  
L. R. JOHNSTONE )

THIS INSTRUMENT, made the 1st day of July, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. FRACOCK, Trustee, Los Angeles, California, the party of the first part, and L. R. JOHNSTONE, Hollywood, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the NW Cor Sec 15, Twp 4 S. R 6 W. S.W.1/4, County of Riverside, and State of California, and bounded and particularly described as follows to-wit:

Book 821  
Page 265  
8-2-1929

Lot 406 D



Commencing at the Northwest corner Section 15, Twp 4 S. R 6 W. S.W.S.K.  
Thence South 2454.49 feet, thence East 1564.49 feet, to point of beginning, thence  
South 8 degrees 23 minutes, West 50 feet, thence South 68 degrees 30 minutes 54, seconds,  
East 160.00 feet, thence North 17 degrees, 40 minutes 35 seconds East 45 feet, thence  
North 67 degrees 13 minutes 20 seconds West 168.38 feet, to point of beginning, situated  
in the Northwest quarter Section 15, the above described piece of land is to be known as  
Lot Number 406 Block D.

The party of the first part reserves to himself, or his assigns, right of way  
or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary  
or useful purposes in, on, above or below the area of the above described property also  
all water rights, and all water flowing over or under or percolating through said land,  
and the rights to develop said water and its uses for the benefit of the grantor or his  
assigns, except, however, water for domestic uses and purposes. Also reserving the oil  
and mineral rights.

This Deed is granted with the expressed provision that none of the property  
herein granted shall ever be sold or assigned to, or be occupied by persons other than  
those of the Caucasian race. That a Free Life Membership in the Temescal Country Club,  
incorporated under the laws of the State of California, is given to the party of the  
second part, and is appurtenant to said deed as a bonus to the grantee herein, and the  
assigning or conveying of said property herein described and granted shall automatically  
assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances  
thereunto belonging, or in anywise appertaining, and the reversion and reversions,  
remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said L.R. Johnstone, his heirs and assigns  
forever; and the said first party does hereby covenant with the said L.R. Johnstone and  
his legal representatives, that the said real estate is free from all encumbrances, and  
that he will and his heirs, executors and administrators shall warrant and defend the same to  
the said L.R. Johnstone, his heirs and assigns forever, against the just and lawful claims  
and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand  
and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
                          ) ss.  
County of Los Angeles. )

On this 1st day of July, A. D. 1927, before Me G.M. Hysong, a Notary Public in  
and for the said County and State, residing therein, duly commissioned and sworn, personally  
appeared E.E. Peacock, Trustee, known to me to be the person whose name is subscribed to  
the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal  
the day and year in this certificate first above written.

G.M. Hysong,  
Notary Public in and for said County  
and State.

(NOTARIAL SEAL)

Received for Record Aug 2, 1929 at 30 Min. past 3 o'clock P.M. at request of Grantee. Copied in Book No. 821 of Deeds page 265, et seq., records of Riverside County, California. #181

Fees \$140

Jack A. Ross, Recorder.

Compared: Copyist L. Thompson; Comparer L.H. Hyde.

E. E. PEACOCK )  
TO ) WARRANTY DEED.  
L. R. JOHNSTONE )

THISIndenture, made the 1st day of July, in the year of our Lord, nineteen hundred and twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and L. R. JOHNSTONE, Hollywood, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the NW cor. Sec. 15, Twp 4 S. R 6 W.S., S.M. County of Riverside, and State of California, and bounded and particularly described as follows to-wit:

Commencing at the Northwest corner Section 15, Twp 4 S. R 6 W.S., S.M. thence South 2355.56 feet, thence East 1579.07 feet, to point of beginning, thence South 8 degrees, 23 minutes West 50 feet, thence South 64 degrees 27 minutes East 177.46 feet, thence North 17 degrees 40 minutes 35 seconds East 50 feet, thence North 64 degrees, 59 minutes 30 seconds West 185.40 feet, to point of beginning. Situated in the Northwest quarter Section 15. The above described piece of land is to be known as Lot Number 404, Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantee or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by person other than those of the Caucasian Race. That a Free Life Membership in the Ramona Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

D. E. PEACOCK )  
AND ) WARRANTY DEED.  
FREDERICK A. KOEHLER ET UX)

THIS INDENTURE, made the twentieth day of April in the year of our Lord nineteen hundred and twenty five between D. E. PEACOCK, Los Angeles, California, the party of the first part, and FREDERICK A. - and IDA KOEHLER, husband and wife, in joint tenancy with rights of survivorship Los Angeles, California, the parties of the second part,

WITNESSETH: That the said party of the first part for and in consideration of the sum of ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said parties of the second part and to their heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the SW. Quar. Sec. 15, Twp. 4 S. R. 6 W. S.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit;

Beginning at a point which is known to be 2748.32 feet south and 754.97 feet east of the northwest corner of sect. 15, twp. 4 south, range 6 west, S.B.B.M. thence north 39 degrees 14 minutes 30 seconds west 45 feet; thence north 57 degrees 12 minutes 19 seconds east 166.12 feet; thence south 45 degrees 55 minutes 18 seconds east 45 feet; thence south 56 degrees 49 minutes 28 seconds west 170.79 feet to the above point of beginning. The above description truly describes a parcel of land situate, lying and being in the southwest quarter of section 15, twp. 4 south, range 6 west, S.B.B.M. and is to be known as lot number 88 Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor his assigns except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said life membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Frederick A. - and Ida Koehler their heirs and assigns forever, and the said first party does hereby covenant with the said Frederick A. - and Ida Koehler and their legal representatives that the said real estate is free from all encumbrances and that he will and his heirs executors, and administrators shall warrant and defend the same to the said Frederick A. - and Ida Koehler their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his

hand and seal the day and year first above written.

E. E. Peacock (SEAL)

State of California }  
County of Los Angeles } ss.

On this 20th day of April A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said county and state, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

G. M. Hysong, Notary Public in and for said county and state.

Received for Record, Jan 8, 1925, at 8 o'clock A.M. at request of Grantee. #451  
Copied in Book No. 538 of Deeds page 476 et seq., Records of Riverside County, California.  
Fees \$1.50

F. J. Winsmore, Recorder.

COMPARED: Copyist: L. Shippee; Comparer: L. B. Hoytson.

-00-

FULL RECONVEYANCE

KNOW ALL MEN BY THESE PRESENTS:

THAT WHEREAS, Title Insurance and Trust Company, a corporation having its principal place of business at Los Angeles, California, trustee under deed of trust executed by D. C. Cowles and Anna Cowles trustors and recorded October 7th, 1920 in Book 534 page 555, of deeds in the office of the County Recorder of Riverside County, California, has by reason of the payment of the indebtedness secured by said deed of trust been duly requested and directed to reconvey without warranty to the parties designated by the terms of said deed of trust, all right, title and interest now held by said Trustee under and by virtue of said deed of trust in and to the property therein described.

NOW, THEREFORE, in compliance with said request and direction, and in consideration of the sum of one dollar, receipt of which is hereby acknowledged, and the payment of said indebtedness, said Trustee does hereby reconvey to the person or persons legally entitled thereto, but without warranty, all right, title and interest now held by said trustee under and by virtue of said deed of trust in and to the property therein described.

IN WITNESS WHEREOF, said Title Insurance and Trust Company as Trustee, has caused its corporate name and seal to be hereto affixed by its President and Assistant Secretary thereto duly authorized this 15th day of May, 1925.

TITLE INSURANCE AND TRUST COMPANY, Trustee.

By William H. Allen, Jr. President.  
By F. J. Horsch, Assistant Secretary.

(CORPORATE SEAL)  
I.S.

To have and to hold, all and singular the said premises, together with the appurtenances, unto the said parties of the second part, as joint tenants, with right of survivorship.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and seals the day and year first above written.

E. L. Blackburn (Seal)  
 Thelma M. Blackburn (Seal)  
 H. H. Hitchcock (Seal)  
 Rose E. Hitchcock (Seal)

Signed, Sealed and Delivered in  
 the Presence of Hazel Teck

U.S.I.R.S.

\$1.00 cancelled

State of California, }  
 County of Los Angeles } ss.

On this 37th day of May, A. D., 1925, before me, Hazel Teck, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared, E. L. Blackburn & Thelma M. Blackburn, husband & wife, and H. H. Hitchcock & Rose E. Hitchcock, husband & wife, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Hazel Teck

Notary Public in and for said County and State.

(NOTARIAL SEAL)

Com Exp. Dec. 2 / 25.

RECEIVED FOR RECORD Jan 6 1925 at 45 Min. past 11 o'clock A. M. at request #442  
 of Security Title Ins. & Guar. Co. Copied in Book No. 640 of Deeds, page 476 et seq.,  
 Records of Riverside County, California.

J. E. Dingmore, Recorder

Fees, \$1.40

COMPARED: Copyist, L. B. Boynton; Comparer, E. Kettering

---006---

E. E. PEACOCK,

TO

WARRANTY DEED

JULIA PATTERSON, ET AL

THIS INSTRUMENT, made the twentieth day of April, in the year of our Lord nineteen hundred and twenty-five, between E. E. Peacock, Los Angeles, California, the party of the first part, and Julia Patterson and Ida Koehler, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, Gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said parties of the second part, and to their heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in

the S. W. Quarter, Sec. 15, Twp. 4 S. E. 6 W. S. B. M. County of Riverside and State of California, and bounded and particularly described as follows, to wit:

Beginning at a point which is known to be 2748.32 feet south and 754.97 feet east of the North West Corner of Section 15, Twp. 4 South, Range 6 West, S. B. M. Thence South 60 degrees 27 minutes East 50 feet, Thence North 61 degrees 23 minutes 49 seconds East 154.26 feet, Thence North 45 degrees 55 minutes 18 seconds West 80 feet, Thence South 56 degrees 49 minutes 28 seconds West 170.79 feet to the above point of beginning. The above description truly describes a parcel of land situate lying and being in the South West Quarter of Section 15, Twp. 4 South, Range 6 West, S. B. M. and is to be known as Lot Number 87 - Block B.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free life membership in the Tomesca Country Club, incorporated under the laws of the State of California, is given to the parties of the second part and is appertenant to said deed as a bonus to the grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said life membership.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold, the same to the said Julia Patterson and Ida Kochler their heirs and assigns forever, and the said first party does hereby covenant with the said Julia Patterson and Ida Kochler and their legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Julia Patterson and Ida Kochler, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. B. Peacock (Seal)

State of California, )  
County of Los Angeles ) ss.

On this 20th day of April, A. D., 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. B. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong, Notary Public in and for

(NOTARIAL SEAL)

said County and State.

RECEIVED FOR RECORD Jan 8 1925 at 8 o'clock A. M. at request of Grantee.  
 Copied in Book No. 640 of Deeds, page 477 et seq., Records of Riverside County,  
 California.

#460

F. E. Dinmore, Recorder

Fees, \$1.50

COMPARED: Copyist, L. B. Boynton; Comparer, E. Kettering

---000---

MRS. M. J. OSBURN )

TO (

MRS. J. J. OSBURN )

THIS AGREEMENT, made this First day of April, 1920, between Mrs. M. J. Osburn,  
 the party of the first part, and Mrs. J. J. Osburn, the party of the second part,

WITNESSETH: that the said party of the first part in consideration of the  
 covenants and agreements hereinafter contained and made by and on the part of the said  
 party of the second part, agrees to sell and convey unto the said party of the second  
 part, and the said party of the second part agrees to buy all the certain lot, piece  
 or parcel of land situated in the City of Beaumont, County of Riverside, State of  
 California, and bounded and particularly described as follows, to-wit:

Beginning at the South-East corner of lot four (4) Block One Hundred and  
 Eighty-five (185) and running West One Hundred (100) feet, thence North Five Hundred  
 and Twenty (520) feet, thence East One Hundred (100) feet, thence South Five Hundred  
 and Twenty (520) feet, to the place of beginning, as shown by the map and survey of  
 Beaumont as recorded in the Office of the County Records of San Bernardino County,  
 as per map of said County now on record in Book #185, page #351.

for the sum of One Thousand (1000) Dollars, lawful money of the United States of  
 America, and the said party of the second part in consideration of the premises agree  
 to buy and to pay to the said party of the first part, the same sum of One Thousand  
 (1000) Dollars, as follows: to-wit: Twenty-five (25) Dollars, upon execution and  
 delivery of this agreement, receipt of which is hereby acknowledged, and the further  
 sum of Twenty five (25) Dollars on the First day of May, 1920, and a like sum on the  
 First day of each Month thereafter until the full sum of \$1,000 is paid, with inter-  
 est at the rate of 7 per cent per annum, payable monthly.

All payments of principal and interest to be paid at -

And the said party of the second part agrees to pay all State, County and  
 Municipal Taxes or Assessments of whatever nature which are now or may hereafter  
 become due on the premises herein described.

Insurance in the sum of \$1000, must be kept in force during the life of this  
 agreement by and at expense of the said party of second part for benefit of the said  
 party of the first part as their interest may appear.

It is understood and agreed, that time is of the essence of this Contract,  
 and in the event of a failure to comply with the terms hereof, by the said party of the  
 second part, then the said party of the first part shall be released from all obliga-  
 tions in law and equity, to convey said property, and the said party of the second  
 part shall forfeit all right thereto and to all money theretofore paid under this  
 Contract; but the said party of the first part on receiving the full payments, at

IN WITNESS WHEREOF, This Agreement has been executed by the Seller by its officers thereunto duly authorized under its corporate seal, and the Buyer has executed the same the day and year first above written.

(CORPORATE SEAL)  
J.H.B.  
187 N.S.

HELLMAN COMMERCIAL TRUST AND SAVINGS BANK

By H. H. Ashley, Vice-President

Attest: E. A. Winstanley, Asst. Secretary

J. C. Wood, Buyer

Carrie Wood, Buyer

State of California, }  
County of Riverside, } ss.

On this 6th day of November, 1926, the year one thousand nine hundred and twenty-six, before me, A. M. Haynes, a notary public, in and for said County of Riverside, State of California, residing therein, duly commissioned and sworn, personally appeared Carrie Wood, personally known to me to be the person described in and whose name is subscribed to and who executed the within instrument, and acknowledged to me that she executed the same freely and voluntarily.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal at my office in Riverside, in the said County the day and year in this Certificate first above written.

A. M. Haynes,

(NOTARIAL SEAL)

Notary Public in and for Riverside County.

RECEIVED FOR RECORD Nov 6 1926 at 30 Min. past 9 o'clock A. M. at request #582  
of J. C. Wood, Copied in Book No. 695 of Deeds, page 485, et seq., Records of Riverside County, California.

Fees, \$1.60

Jack A. Ross, Recorder

COMPARED: Copyist, L. B. Boynton; Comperer, E. Kettering

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E. E. PEACOCK

TO

MRS. ANNA TAYLOR

WARRANTY DEED

THIS INDENTURE, Made the Twenty fourth day of June, in the year of our Lord nineteen hundred and Twenty-five, Between E. E. Peacock, Los Angeles, California, the party of the first part, and Mrs. Anna Taylor, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and 00/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 15, Twp. 4 S. R 6 W. S. B. S. E. County of Riverside and State of California, and bounded and particularly described as follows, to wit:

Book 695  
Page 487  
11-6-26



Beginning at a point which is known to be 2841.52 feet south and 1134.96 feet east of the North West Corner of Section 15, Twp. 4 South, Range 6 West, S.B.M. Thence North 16 degrees 18 minutes 30 seconds East 50 feet. Thence South 71 degrees 08 minutes 30 seconds East 100 feet, Thence South 16 degrees 18 minutes 30 seconds West 50 feet, Thence North 71 degrees 08 minutes 30 seconds West 100 feet to the above point of beginning in the South West Quarter of said Section 15. The west line of the North West Quarter of said Section 15 bears North 0 degrees 50 minutes 45 seconds East. The above described parcel of land is to be known as Lot Number 54, Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes, also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Tenebeco Country Club, Incorporated under the Laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said life membership.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold, the same to the said Mrs. Anna Taylor, her heirs and assigns forever; and the said first party does hereby covenant with the said Mrs. Anna Taylor, and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Mrs. Anna Taylor, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
( ss.  
County of Los Angeles )

On this 24th day of June, A. D., 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(NOTARIAL SEAL)

G. M. Hysong,  
Notary Public in and for said County and State.

RECEIVED FOR RECORD Nov 6 1926 at 45 Min. past 9 o'clock P. M. at request #393  
of Anna Taylor. Copied in Book No. 695 of Deeds, page 487 et seq., Records of River-  
side County, California.

Fees, \$1.20

Jack A. Ross, Recorder

COMPARED: Copyist, L. S. Boynton; Comparer, E. Kettaring

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HERMAN PETER, ET AL )  
TO ( QUITSM IN DEED  
RAYMOND M. DAVIS )

THIS INDENTURE, Made the first day of June in the year of our Lord one thousand nine hundred and twenty-six, between Herman Peter and Emma L. Peter, husband and wife, the parties of the first part, and Raymond M. Davis, the party of the second part,

WITNESSETH, That the said parties of the first part, for and in considera-  
tion of the sum of Ten Dollars, gold coin of the United States, of America, to them  
in hand paid by the said party of the second part, the receipt whereof is hereby  
acknowledged, have remised, released and forever quitclaimed, and by these presents  
do remise, release and forever quitclaim, unto the said party of the second part, and  
to his heirs and assigns, all that certain lot, piece or parcel of land, situate,  
lying and being in the Jurupa Rancho, County of Riverside and State of California, and  
bounded and particularly described as follows, to-wit:

The East one-half of the West one-half of the southwest quarter of Section  
Twenty-four (24) Township Two (2) South, Range Seven (7) West, San Bernardino Base and  
Meridian, as shown by Sectionized Survey of the Jurupa Rancho, recorded in Book 9  
page 33 of Maps, records of San Bernardino County, California. Excepting well, pump-  
ing plant and pipe lines in the Northwest corner thereof.

Also one-half interest in the said well and pumping plant and pipe lines  
situated on or near the Northwest corner of said property and the Northeast corner of  
the property on the West.

Together with all and singular the tenements, hereditaments and appurtenances  
thereunto belonging, or in anywise appertaining, and the reversion and reversions,  
remainder and remainders, rents, issues and profits thereof; and also all the estate,  
right, title, interest in said property, possession, claim and demand whatsoever, as  
well in law as in equity, of the said parties of the first part, of, in or to the  
said premises, and every part and parcel thereof with the appurtenances.

To have and to hold all and singular the said premises, together with the  
appurtenances, unto the said party of the second part, and to his heirs and assigns  
forever.

IN WITNESS WHEREOF the said parties of the first part have hereunto set  
their hands and seals the day and year first above written.

Herman Peter (Seal)

Emma L. Peter (Seal)

Book 660  
Page 90  
11-25-25

E. E. PEACOCK  
TO  
E. WILFRID FARLY and Marie E. Farly

Consideration less than \$100.00  
WARRANTY DEED

THIS INSTRUMENT, Made the twelfth day of October, in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and E. WILFRID FARLY and MARIE E. FARLY, husband and wife, in joint tenancy, with rights of survivorship, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of ten and no/100 dollars, gold coin of the United States of America, to him in hand paid, by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the SW Quar. Sec. 15, Twp 4 S., R. 6 E., S. E. E. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Beginning at a point which is known to be 506.09 feet south and 1011.27 feet east of the west quarter corner of section 15, Twp. 4 south, range 6 west, S. E. D. M. thence south 61 degrees 47 minutes 30 seconds east 45 feet, thence south 26 degrees 19 minutes 35 seconds west 135.13 feet, thence north 67 degrees 55 minutes 55 seconds west 45 feet, thence north 26 degrees 25 minutes 52 seconds east, 132.95 feet to the above point of beginning. The above described parcel of land is situate, lying and being in the southwest quarter of section 15, township 4 south, range 6 west, S. E. E. & M. and is to be known as Lot Number 5, Block E.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on above or below the area of the above described property; also all water rights and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, Incorporated under the laws of the state of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the grantees herein and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said E. Wilfrid Farly and Marie E. Farly, in joint tenancy, and the said first party does hereby covenant with the said E. Wilfrid Farly and Marie E. Farly and their legal representatives that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said E. Wilfrid Farly and Marie E. Farly, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock. (Seal)

State of California  
(as  
County of Los Angeles.)

On this twelfth day of October, A.D. 1925  
before me, J. M. Ryzong, a Notary Public in and for the said county and state,  
residing therein, duly commissioned and sworn, personally appeared E. E. Peacock,  
known to me to be the person whose name is subscribed to the within instrument,  
and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal  
the day and year in this certificate first above written.

J. M. Ryzong, Notary Public  
in and for said county and state.

(NOTARIAL SEAL)

Received for record Nov 25 1925 at 2 o'clock P. M. at request of Security Title 1614  
Ind. Guar. Co. Copied in book No. 660 of Deeds, page 90 et seq. records of  
Riverside County, California.

Nov 25 1925

A. E. Dinsmore, Recorder.  
By E. E. Row, Deputy Recorder.

COMPLAID: Copyist, E. Martin, Compiler, J. Kauffman.

V. V. STEWART ET AL  
TO  
E. M. HARFORD ET AL

THIS INSTRUMENT, made the 11th day of  
June, in the year of our Lord one thousand nine hundred twenty-five, between  
V. V. STEWART and MARGARET C. STEWART, his wife, parties of the first part,  
and E. M. HARFORD and MARGARET HARFORD, his wife, of Ferris, California, parties  
of the second part, as joint tenants.

IN WITNESS: That for and in consideration of the sum of ten (\$10.00) dollars  
in hand paid by the said parties of the second part, the receipt whereof is here-  
by acknowledged, the said parties of the first part, do by these presents remise,  
release and forever quitclaim unto the said parties of the second part, as joint  
tenants, all that certain lot or parcel of land situate in the County of River-  
side, State of California, and bounded and particularly described as follows:  
to-wit:

Section twenty-one (21) in township six (6) south, range three (3) west,  
San Bernardino Base and Meridian.

This deed is given for a nominal consideration only and will not require  
revocance.

RECONVEYANCE

THE RIVERSIDE ABSTRACT COMPANY, a corporation, Trustee under Deed of Trust executed by C. S. GRANT and FLORENCE M. GRANT, husband and wife, as Trustees, dated March 2, 1923, and recorded March 3, 1923, in Book 579, page 452 of Deeds, in the office of the County Recorder of Riverside County, in said State, having been duly and legally ordered to release and reconvey, in compliance with said order, and in consideration of the sum of One Dollar, receipt of which is acknowledged, in full satisfaction of the indebtedness secured by said Deed of Trust, DOES HEREBY RELEASE, RELEASE, QUITCLAIM AND RECONVEY to the person or persons legally entitled thereto, but without warranty, all the estate in the property described in, and by said Deed of Trust granted, and now held by said corporation as Trustee.

IN WITNESS WHEREOF, said The Riverside Abstract Company, a corporation, as Trustee, has caused its corporate name and seal to be hereto affixed by its Vice-president and Asst. Secretary thereunto duly authorized this 10th day of March, 1926.

THE RIVERSIDE ABSTRACT COMPANY, Trustee  
 By F. E. DIMSMORE, Vice-President  
 By Nellie L. Carlson, Asst. Secretary

(CORPORATE SEAL)  
 STATE OF CALIFORNIA )  
 County of Riverside ) ss

On this 10th day of March, 1926, before me, Vera M. Callman, a Notary Public in and for said County, personally appeared F. E. DIMSMORE, known to me to be the Vice-President, and NELLIE L. CARLSON, known to me to be the Asst. Secretary of The Riverside Abstract Company, Trustee, the corporation that executed the within and foregoing instrument, and known to me to be the persons who executed the within and foregoing instrument on behalf of the corporation therein named, and acknowledged to me that corporation executed the same as such Trustee.

WITNESS my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)  
 VERA M. CALLMAN  
 Notary Public in and for said  
 County and State

Received for record Apr 1, 1926, at 20 min. past 8 o'clock A.M., at the request of SECURITY TITLE INS. & GUAR. CO. Copied in Book No. 673 of Deeds, page 5, Records of Riverside County, California. #42  
 Fees 90¢ Jack A. Rous, Recorder

Compared: Copyist E. Kuffman; Comperer S. Curry

---o---o---o---o---  
 R. E. PRACOCK )  
 TO ) WARRANTY DEED  
 H. WILFRID FARLEY et ux )

THIS INSTRUMENT, made the Twenty-third day of February in the year of our Lord nineteen hundred and twenty-six, between R. E. PRACOCK, Trustee, Los Angeles, California, the party of the first part, and H. WILFRID FARLEY and MARIE E. FARLEY, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part;

BOOK 673  
 Page 5  
 4-1-26

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and No/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. 2<sup>nd</sup> Quarter, Sec. 15, Twp. 4 S., R. 6 W., S.B.B.M., County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest corner of Section 15, Twp. 4. South, Range 6 West, S.B.B. & M.; thence South 5108.40 feet; thence East 1118.13 feet to the point of beginning; thence South 71 degrees 08 minutes 30 seconds East 57.54 feet; thence South 26 degrees 26 minutes 52 seconds West 139.95 feet; thence North 67 degrees 55 minutes 55 seconds West 50 feet; thence North 23 degrees 25 minutes 37 seconds East 136.35 feet to the above point of beginning in the Southwest Quarter of said Section 15. The above described parcel of land is to be known as Lot Number 4 - Block E.

The party of the first part reserves to himself, or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property.

Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the Grantor, or his assigns, except, however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or by occupied by persons other than those of the Caucasian race. That a free life membership in the Menescol Country Club, incorporated under the laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said H. WILFRID FARLY and MARIE E. FARLY and their legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said H. WILFRID FARLY and MARIE E. FARLY, his or her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. PRACOCK, Trustee (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) as

On this 23rd day of February A.D. 1926, before me, G. M. Hyung, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PRACOCK, Trustee, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal  
the day and year in this certificate first above written.

(NOTARIAL SEAL)

G. M. HYSONG  
Notary Public in and for said  
County and State

Received for record Apr 1, 1926, at 30 Min. past 8 o'clock A.M., at the re-  
quest of SECURITY TITLE INS. & GUAR. CO. Copied in Book No. 673 of Deeds, page  
5 et seq., Records of Riverside County, California.

242

Fees \$1.50

Jack A. Ross, Recorder

Compared: Copyist A. Kauffman; Comparer S. Curry

- o - - o - - o - - o - -

RECOVEYANCE

KNOW ALL MEN BY THESE PRESENTS:

THAT WHEREAS, the SECURITY TRUST & SAVING BANK has heretofore been appointed  
Trustee under a Trust Indenture executed by THE NUEVO LAND COMPANY, a corporation  
organized under the laws of the State of California, and having its principal place  
of business at the City of Los Angeles, California, bearing date the first day of  
June, 1918, and recorded in Book 427 of Deeds, at page 110, Records of Riverside  
County, California, and Supplemental Trust Indenture dated September 22, 1924, re-  
corded January 21, 1925, in Book 627, page 121 of Deeds, Records of Riverside County,  
California, reference to said Trust Indenture and place of record being hereby made  
for further particulars; and

WHEREAS, heretofore Security Trust & Savings Bank, Trustee in said Trust Inden-  
tures named, has been authorized and requested in writing by The Nuevo Land Company  
to release from the lien and operation of said Trust Indentures certain real property  
covered by said Trust Indentures and hereinafter specifically described, in accordance  
with provisions of said Trust Indentures.

NOW, THEREFORE, for a consideration equal to the amount called for in said Trust  
Indentures to secure the release thereunder of the real property hereinafter described,  
to it paid by The Nuevo Land Company, the receipt whereof is hereby acknowledged, the  
said Security Trust & Savings Bank, as Trustee, does by these presents remise, release,  
quitclaim and reconvey, but without express or implied warranty of title or otherwise,  
to the Nuevo Land Company all the estate and interest derived to it by or through said  
Trust Indentures in those certain pieces or parcels of real property lying, being and  
situated in the County of Riverside, State of California, and being more particularly  
described as follows:

Lot Two (2) Nuevo Townsite, as per map recorded in Book 9, page 64 -, Records of  
Riverside County, California, being part of the same land and premises described in  
the said Trust Indentures, together with the tenements, hereditaments and appurtenances  
thereunto belonging.

TO HAVE AND TO HOLD the same, without express or implied warranty of title or  
otherwise, unto The Nuevo Land Company, its successors and assigns, forever.

E. E. PEACOCK, TRUSTEE     )  
                                   TO                             )     WARRANTY DEED.  
 HANNAH MARIE ZEIGERST     )

THIS INSTRUMENT, made the Fourth day of October, in the year of our Lord, nineteen hundred and Twenty-six, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and HANNAH MARIE ZEIGERST, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land, situate, lying and being in the S. W. Quar. Sec. 15, Twp. 4 S. R. 6 E. S.E.3. & 4 E. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest Corner of Section 15, Twp 4 South, Range 6 West, S.B.S. & M. Thence South 2662.01 feet, Thence East 1881.29 feet to point of beginning. Thence South 5 degrees 14 minutes 3. seconds East 50 feet; Thence South 64 degrees 13 minutes 57 seconds East 103.70 feet; Thence North 5 degrees 45 minutes 17 seconds East 50 feet; Thence North 67 degrees 15 minutes 15 seconds West 120.45 feet to the above point of beginning in the Southwest Quarter of said Section 15. The above described parcel of land is to be known as Lot Number 410 Block D.

The party of the first part reserves to himself or his assigns, right of way or easement for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic use and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by, persons other than those of the Caucasian Race. That a free life membership in the Temescal Country Club, Incorporated under the Laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Hannah Marie Zeigerst, her heirs and assigns forever; and the said first party does hereby covenant with the said Hannah Marie Zeigerst, and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Hannah Marie Zeigerst, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.



IN WITNESS WHEREOF, the said party of the first part has hereunto set  
his hand and seal the day and year first above written.

E. E. Peacock, Trustee (cont)

State of California,     )  
                              ) ss.  
County of Los Angeles. )

On this fourth day of October, A.D. 1926, before me, C. L. Nyssong, a  
Notary Public in and for the said County and State, residing therein, duly commissioned  
and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose  
name is subscribed to the within Instrument, and acknowledged to me that he executed  
the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official  
seal, the day and year in this Certificate first above written.

C. L. Nyssong,

(NOTARIAL SEAL)

Notary Public in and for said  
County and State.

Received for record Jul 1, 1927 at 33 Lin. past 9 o'clock A. M. at  
request of Mrs. M. Heiseret. Copied in Book No. 720 of Deeds page 284, et seq.,  
records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.

Compared: Cop. ist L. Thompson; Comparer L. J. Hyde.

PARTIAL RECONVEYANCE.

SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, a corporation,  
trustee under deed of trust executed by ALEXANDER MURSH, R. C. WATSON and MYRTLE  
WATSON, his wife, T. L. WATSON and BLANCHE WATSON, his wife, and F. F. WATSON and  
CCRA WATSON, his wife, Trustors dated October 29, 1925, and recorded January 1, 1926,  
in Books 652 & 658 pages 455 & 491 of Deeds, in the office of the County Recorder of  
Riverside County, in said State, having been duly and legally ordered to release and  
reconvey that portion of the real property covered by said deed of trust hereinafter  
particularly described, (which said order is made a part hereof) in compliance with  
said order, and in consideration of the sum of One Dollar, receipt of which is hereby  
acknowledged, does hereby remise, release, quitclaim and reconvey to the person or  
persons legally entitled thereto, but without warranty, the real property described  
as :

That portion of Lot 122 of Romola Farms No. 3 as shown by map on file  
in the office of the County Recorder of the County of Riverside, State of California,  
in Book 13 of Maps, at pages 80 and 81 thereof, by metes and bounds:

Beginning at a point on the West boundary of said Lot 122, 132 feet  
South of the Northwest corner thereof; thence from said point of beginning East

State of California, )  
 )ss.  
 County of Los Angeles.)

On this 21 day of September, 1925, before me, Hazle I. Bailey, a Notary Public in and for said County, personally appeared Charles Z. Walker, known to me to be the Vice-President and C. L. Huntington, known to me to be the Assistant Secretary of Farmers and Merchants Trust Company of Long Beach, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

WITNESS my hand and official seal.

(NOTARIAL SEAL)

Hazle I. Bailey,  
 Notary Public in and for Los Angeles  
 County, State of California.

76

Received for record Nov. 2, 1925 at 8 o'clock A. M. at request of Grantee.  
 Copied in Book No. 650 of Deeds, page 15 et seq., records of Riverside County,  
 California.

Fees \$1.00

F. A. Dinsmore, Recorder.

Compared: Copyst: E. Hattering; Comparer: L. Whipplee.

-0-0-0-0-

E. E. PEACOCK )  
 TO ) WARRANTY DEED.  
 D. G. SEREY )

THIS INDENTURE, made the twentieth day of April, in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and D. G. SEREY, San Pedro, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S., R. 6 W., S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:-

Beginning at a point which is known to be 2821.76 feet South and 1820.79 feet east of the North west corner of Section 15, Twp. 4 South, Range 6 West, S.B.B.M. thence North 5 degrees 09 minutes 27 seconds East 62.26 feet, thence North 60 degrees 35 minutes 30 seconds West 179.15 feet, thence South 5 degrees 45 minutes 27 seconds West 50 feet, thence South 62 degrees 57 minutes 27 seconds East, 182.50 feet to the above point of beginning. The above description truly described a parcel of land situate, lying and being in the South west quarter of Section 15, Twp. 4 South, Range 6 West, S.B.B.M. and is to be known as Lot Number 105, Block D.

The party of the first part reserves to himself or his assigns, right-of-way

or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land; and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provisions that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free Life Membership in the Temescal Country Club, Incorporated under the Laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said D. C. Serrey, his heirs and assigns, forever; and the said first party does hereby covenant with the said D. C. Serrey, and his legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warranty and defend the same to the said D. C. Serrey, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
                                  )ss  
County of Los Angeles.)

On this Twentieth day of April, A.D. 1920, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong.

(NOTARIAL SEAL)

Notary Public in and for said  
County and State.

Received for record Nov. 3, 1920 at 8 o'clock A. M. at request of Grantee.  
Copied in Book No. 626 of Deeds, page 10, et seq., Records of Riverside County,  
California.

#63

Fees \$1.40

F. A. Dinsmore, Recorder.

Compared: Copyist: E. Kettering; Comparer: L. Shippee.

Book 190  
Page 198  
8-27-34

E.E. PEACOCK )  
TO ) WARRANTY DEED  
GEORGE H. HORN ET AL )

THIS INSTRUMENT, made the First day of December in the year of our Lord nineteen hundred and twenty seven between E.E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and GEORGE H. HORN and DOROTHY M. HORN, Joint Tenants, the parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and No/100s Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part, and to their heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S. Range 6 West, S B B M County of Riverside, and State of California, and bounded and particularly described as follows, to wit:

Commencing at the Northwest Corner of Section 15, Twp. 4 South, Range 6 West, S.B.B.M., Thence South 3030.57 feet, thence East 2277.32 feet to point of beginning, thence North 0 degrees 46 minutes East 50 feet, thence North 22 degrees 24 minutes 50 seconds West 102.87 feet, thence South 1 degree 58 minutes 57 seconds East 53.22 feet, thence South 28 degrees 02 minutes 08 seconds East 100.00 feet to point of beginning. The above lot is situated in the South West Quarter of Section 15, and is to be known as No. 230 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assignee, except, however, water for domestic use and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a Free Life Membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Geo. H. HORN and Dorothy M. Horn, their heirs and assigns forever; and the said first party does hereby covenant with the said George H. HORN and Dorothy M. Horn, and their legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executor, and administrators shall WARRANT AND DEFEND the same to the said George H. HORN and Dorothy M. Horn, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E.Peacock, Trustee, (Seal)

STATE OF CALIFORNIA, )  
County of Los Angeles. ) ss.

On this first day of December, A.D. 1927, before me, Ruby G. Collins, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

Ruby G. Collins,

(NOTARIAL SEAL)

Notary Public in and for said County  
and State.

Received for record Aug 27, 1934, at 5 min past 2 o'clock P.M. at request of #3736 Grantee. Copied in Book No. 190 of Official Records, page 198, et seq., records of Riverside County, California.

Fees \$1.10

Jack A. Ross, Recorder.

By F.B. Row, Deputy Recorder.

Compared: Copyist L. Hyde; Comparer L. Shears.

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GUY SYFORD ET AL )

TO )

GRANT DEED

W.H. HAMPTON )

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) to them in hand paid, GUY SYFORD and HELENA SYFORD, his wife, do hereby grant to W.H. HAMPTON, all that real property situated in West Riverside, County of Riverside, State of California, described as follows:

Lot Numbered Seventy Two (72), First Addition to Fort Fremont Tract, as shown by map thereof, recorded in Book 13 of Maps, on page 93 thereof, in the office of the County Recorder of Riverside County, of State of California.

Subject to covenants, conditions, reservations, restrictions and rights of way as per record thereof.

TO HAVE AND TO HOLD to the said grantee his heirs or assigns forever.

WITNESS our hands this 27 day of August, 1934.

Guy Syford

U.S.L.R.S. \$.50 cancelled.

Helena Syford

4841

RECEIVED FOR RECORD Aug 14 1925 at 8 o'clock A. M. at request of Grantee.  
Copied in Book No. 645 of Deeds, page 527 et seq., Records of Riverside County,  
California.

F. E. Dinmore, Recorder

Fees, \$1.00

COMPARED: Copyist, L. E. Boynton; Comparer, E. Kettering

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
H. HADFIELD )

THIS INSTRUMENT, Made the Sixth day of May, in the year of our Lord nineteen hundred and Twenty-five, between E. E. Peacock, Los Angeles, California, the party of the first part, and H. Hadfield, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar, Sec. 15, Twp. 4 S. R 6 W. J.E.B.M. County of Riverside and State of California, and bounded and particularly described as follows, to wit:

Beginning at a point which is known to be 2078.57 feet south and 2265.34 feet east of the North West Corner of Section 15, Twp. 4 South, Range 6 West, J.E.B.M. Thence South 16 degrees 14 minutes 30 seconds West 50 feet, Thence North 86 degrees 23 minutes 03 seconds West 100 feet, Thence North 16 degrees 14 minutes 30 seconds East 50 feet, Thence South 86 degrees 23 minutes 03 seconds East 100 feet to the above point of beginning. The above description describes a parcel of land situate, lying and being in the South West Quarter of Section 15, Twp. 4 South, Range 6 West, J.E.B.M. and is to be known as Lot Number 226, Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes, also reserving the oil and mineral rights.

This Deed is granted with the expressed provisions that none of the property herein granted shall ever be sold or assigned to, or to be occupied by persons other than those of the Caucasian Race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said life membership.

Together with all and singular the tenements, hereditaments, and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold, the same to the said H. Hadfield his heirs and assigns forever; and the said first party does hereby covenant with the said H. Hadfield and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors, and administrators shall warrant and defend the same to the said H. Hadfield, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, }  
County of Los Angeles } ss.

On this sixth day of May, A. D. 1926, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong,

Notary Public in and for said County and State.

(NOTARIAL SEAL)

RECEIVED FOR RECORD Aug 14 1925 at 8 o'clock A. M. at request of Grantee. 4846  
Copied in Book No. 645 of Deeds, page 588 et seq., Records of Riverside County, California.

F. E. Dinsmore, Recorder

Fees, \$1.60

COMPARED: Copyist, L. B. Boynton; Computer, A. Kettering  
---000---

J. E. GABBERT

TO

AGREEMENT

O. P. RITTER

THIS AGREEMENT, made and entered into this 10th day of August, 1925, by and between J. E. Gabbert, of the City of Riverside, County of Riverside, State of California, party of the first part, and O. P. Ritter, of the City of Riverside, County of Riverside, State of California, party of the second part;

WITNESSETH that the said party of the first part in consideration of the covenants and agreements on the part of the party of the second part, hereinafter contained, agrees to sell and convey unto the said party of the second part, his heirs or assigns, all that certain lot or parcel of land situate in the City of Riverside, County of Riverside, State of California, and more particularly described as follows, to-wit:

Lot Twenty-five (25) of Country Club Park as shown by map on file in the office of the County Recorder of the County of Riverside, State of California, in Book 11 of Maps, at page 64 thereof.

Book 735 Deeds  
Page 1  
9-13-27

E. E. PEACOCK )  
TO ) WARRANTY DEED.  
PAULINE PARKER )

THIS INDENTURE, Made the 1st day of July, in the year of our Lord, nineteen hundred and Twenty-seven, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and PAULINE PARKER, Los Angeles, California, the party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S. W. Corn. Sec. 15, Twp 4 S. R. 6 W. S.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest Corner Section 15, Twp 4 S. R 6 W.S.B.B.M. Thence South 3206.72 feet; thence East 2775.00 feet; to point of beginning. Thence South 89 degrees 14 minutes East, 45 feet; thence North 9 degrees 46 minutes East 113.50 feet; thence North 89 degrees, 14 minutes, West 45 feet; thence South 0 degrees 46 minutes West 113.50 feet, to point of beginning. Situated in the Southwest quarter Section 15. The above described piece of land is to be known as Lot Number 579 Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines pipe lines, sewers, or for other necessary or useful purposes, in on above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the express provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Pauline Parker, her heirs and assigns forever; and the said first party does hereby covenant with the said Pauline Parker, and her legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Pauline Parker, her heirs and assigns forever.



against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
County of Los Angeles. ) ss.

On this 1st day of July, A.. D. 1927, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong  
Notary Public in and for said County  
and State.

(NOTARIAL SEAL)

#655

Received for record Sep 13, 1927 at 8 o'clock A. M. at request of Grantee.  
Copied in Book No. 735 of Deeds page 1, et seq., records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder.

Compared: Copyist L. Thompson; Comparer L. H. Hyde.

ROBERT H. SPURGEON )  
TO )  
JULIA M. STUCKEY )

IN CONSIDERATION of Ten and no/100 Dollars, ROBERT H. SPURGEON, a single man do hereby grant to JULIA M. STUCKEY, a married woman, all that real property situated in the City of Riverside, County of Riverside, State of California; described as follows:

Lot Fifteen (15) of Palm Addition as shown by Map on file in the office of the County Recorder of the County of Riverside, State of California, in Book 6 of Maps, at page 50 thereof.

Excepting therefrom the Easterly Ten (10) feet of said lot.

Subject to:

- 1. Taxes for the fiscal year 1927-28.
- 2. Rights of way, reservations and restrictions of record.

Book 719  
Page 205  
6.23-27

E. E. PEACOCK )  
TO ) WARRANTY DEED  
PEARL H. COX )

THIS INDENTURE, Made the Eleventh day of December in the year of our Lord nine-  
teen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the  
party of the first part, and PEARL H. COX, Los Angeles, California, the party of the  
second part;

WITNESSETH: That the said party of the first part, for and in consideration of  
the sum of Ten and No/100 Dollars, gold coin of the United States of America, to him  
in hand paid by the said party of the second part, the receipt whereof is hereby ac-  
knowledged, does by these presents grant, bargain, sell, convey and confirm, unto the  
said party of the second part, and to her heirs and assigns forever, all that certain  
lot, piece or parcel of land situate, lying and being in the S-W.Quarrr Sec. 15, Twp. 4 S.,  
R. 6 W., S.B.M., County of Riverside and State of California, and bounded and par-  
ticularly described as follows, to-wit:

Commencing at the Northwest corner Section 15, Twp. 4 South, Range 6 West, S.B.M.;  
thence South 32.07 feet; thence East 1863.73 feet to point of beginning; thence South  
85 degrees 21 minutes East 75 feet; thence South 0 degrees 45 minutes 26 seconds West  
75.33 feet; thence due West 82.33 feet; thence North 6 degrees 31 minutes 52 seconds  
East 81.92 feet to the above point of beginning in the Southwest Quarter of said Section  
15. The above described parcel of land is to be known as Lot 178 - Block D.

The party of the first part reserves to himself, or his assigns, right-of-way or  
easements for telephone lines, power lines, pipe lines, sewers or for other necessary  
or useful purposes in, on, above or below the area of the above described property.

Also all water rights, and all water flowing over or under or percolating through  
said land, and the rights to develop said water and its uses for the benefit of the  
Grantor, or his assigns, except, however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein  
granted shall ever be sold or assigned to, or be occupied by persons other than those  
of the Caucasian race. That a free LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB,  
incorporated under the laws of the State of California, is given to the party of the  
second part and is appurtenant to said deed as a bonus to the Grantee herein, and the  
assigning or conveying of said property herein described and granted shall automati-  
cally assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances  
thereunto belonging, or in anywise appertaining, and the reversion and reversions,  
remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said PEARL H. COX, her heirs and assigns for-  
ever; and the said first party does hereby covenant with the said PEARL H. COX, and her  
legal representatives, that the said real estate is free from all encumbrances, and that  
he will and his heirs, executors and administrators shall warrant and defend the same  
to the said PEARL H. COX, her heirs and assigns forever, against the just and lawful  
claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand  
and seal the day and year first above written.

E. E. PEACOCK (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss

On this Eleventh day of December A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PEACOCK, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

G. M. HYSONG  
Notary Public in and for said  
County and State

Received for record Jun 23, 1927, at 30 Min. past 9 o'clock A.M., at request of MRS. PEARL H. COX. Copied in Book No. 719 of Deeds, page 205 et seq., Records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist E.Kauflman; Comparer L.Thapson

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E. E. PEACOCK )  
TO ) WARRANTY DEED  
PEARL H. COX )

THIS INDENTURE, Made the Eleventh day of December in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and PEARL H. COX, Los Angeles, California, the party of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and No/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W.Quar. Sec. 15, Twp. 4S., R. 6 W., S.B.E.M., County of Riverside and State of California and bounded and particularly described as follows, to-wit:

Commencing at the Northwest corner Section 15, Twp. 4 South, Range 6 West, S.B.E.M.; thence South 3144.94 feet; thence East 1666.90 feet to point of beginning; thence South 55 degrees 00 minutes East 65 feet; thence South 33 degrees 27 minutes West 112.55 feet; thence North 45 degrees 21 minutes 36 seconds West 30 feet; thence North 24 degrees 05 minutes 45 seconds East 106.45 feet to the above point of beginning in the Southwest quarter of said Section 15. The above described parcel of land is to be known as Lot 174 - Block D.

The party of the first part reserves to himself, or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property;

Book 803  
Page 67  
3-7-29

E. E. PEACOCK )  
TO ( WARRANTY DEED  
EDNA M. ALLES )

THIS INDENTURE made the 28th day of August, in the year of our Lord, nineteen hundred and twenty eight, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and EDNA M. ALLES, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s Dollars, gold coin of the United States of America to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 15 Twp 4 S. R 6 W. S. B. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner of Section 15, Twp 4 South, Range 6 West, S. B. B. M. thence South 3202.60 feet, thence East 1754.56 feet to point of beginning, thence South 59 degrees 22 minutes East, 40 feet, thence South 12 degrees 36 minutes 10 seconds west 89.65 feet, thence West 75 feet, thence north 29 degrees 08 minutes 10 seconds East 103.59 feet to point of beginning. The above piece of land is situated in the South west quarter of Section 15, and is to be known as Lot No. 176 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Edna Alles, her heirs and assigns forever; and the said first party does hereby covenant with the said Edna Alles and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Edna Alles, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
(ss  
County of Los Angeles..)

On this 28th day of August, A. D. 1928, before me, Mabel A. Doanburg, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Mabel A. Doanburg  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#57

Received for record Mar 7, 1929, at 11 o'clock A. M. at request of Grantee, Copied in Book No. 803 of Deeds, page 67, et seq., Records of Riverside County, California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist; A. Lan kin; Comparer: E. Kettering

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FRANK G. RICHMOND ET AL )  
TO ( DEED  
ROY O. DEAL ET AL )

FRANK G. RICHMOND, and CADDIE A. RICHMOND, husband and wife, in consideration of Ten dollars, do hereby grant to ROY O. DEAL AND ERMA P. DEAL, husband and wife, as joint tenants, all that real property situate in the County of Riverside, State of California, described as follows:

Lots Seven (7) Eight (8) Nine (9) Ten (10) Eleven (11) Twelve (12) Thirteen (13) and Fourteen (14) in Block Two (2) of Jarvis Subdivision, as shown by map thereof on file in Book 5, page 44 of maps, San Bernardino County Records.

ALSO Lots Twenty six (26) Twenty seven (27) and twenty eight (28) in Block One(1) of said Jarvis Subdivision;

ALSO the Westerly five (5) feet of Lot eighteen (18) all of Lots nineteen (19) and twenty (20) in Block two (2) of said Jarvis Subdivision, as shown by map on file in Book 5, page 44 of maps, San Bernardino County Records.

DATED this 6th day of March, 1929.

Frank G. Richmond  
Caddie A. Richmond

State of California, )  
(ss  
County of Riverside.)

On this 6th day of March, 1929, before me, G. W. Parker, a Notary Public in and

Received for record Aug. 23, 1926 at 8 o'clock A. M. at request of Grantee.  
Copied in Book No. 688 of Deeds, page 195 of seq. Records of Riverside County,  
California.

#1745

Fees \$1.50

Jack A. Ross, Recorder.  
By F. B. Row, Deputy Recorder.

Compared: Copyist: E. Kettering; Comparer: D. Dahlgren.

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E. E. PEACOCK )  
TO ) WARRANTY DEED.  
MISS KATIE DARCY )

Book 688  
Page 195  
8-23-26

THIS INSTRUMENT, made the Twelfth day of October, in the year of our Lord  
nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California,  
the party of the first part, and MISS KATIE DARCY, Los Angeles, California, the  
party of the second part.

WITNESSETH: That the said party of the first part, for and in consideration  
of the sum of Ten and no/100 Dollars, gold coin of the United States of America,  
to him in hand paid by the said party of the second part, the receipt whereof is  
hereby acknowledged, does by these presents grant, bargain, sell, convey and  
confirm, unto the said party of the second part, and to her heirs and assigns  
forever, all that certain lot, piece or parcel of land situate, lying and being in  
the S.W. Quar. Sec. 15, Twp. 4 S. R. 4 W. S. B. & M. County of Riverside and State  
of California, and bounded and particularly described as follows, to-wit:-

Commencing at the North West corner of Section 15, Twp. 4 South, Range 6 West,  
S.B. & M. Thence South 3013.48 feet, thence East 1634.86 feet to point of  
beginning, thence North 50 degrees 16 minutes 06 seconds East 32.89 feet, thence  
North 56 degrees 46 minutes East 12.51 feet, thence South 62 degrees 26 minutes  
50 seconds East 120.93 feet, thence South 57 degrees 09 minutes 30 seconds West  
61.50 feet, thence North 53 degrees 57 minutes 30 seconds West, 112.45 feet to the  
above point of beginning in the South West quarter of said Section 15. The above  
described parcel of land is to be known as Lot Number 215-Block B.

The party of the first part reserves to himself or his assigns, right-of-way  
or easements for telephone lines, power lines, pipe lines, sewers or for other  
necessary or useful purposes in, on, above or below the area of the above described  
property; also all water rights and all water flowing over or under or percolating  
through said land and the rights to develop said water and its uses for the benefit  
of the grantor or his assigns, except however water for domestic uses and purposes.  
Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property  
herein granted shall ever be sold or assigned to or be occupied by persons other  
than those of the Caucasian race. That a free Life Membership in the Temescal  
Country Club, incorporated under the laws of the State of California, is given to  
the party of the second part and is appertenant to said deed as a bonus to the  
Grantee herein, and the assigning or conveying of said property herein described and  
granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Miss Katie Darcy, her heirs and assigns forever; and the said first party does hereby covenant with the said Miss Katie Darcy and her legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Miss Katie Darcy, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
County of Los Angeles.) ss.

On this twelfth day of October, A.D. 1926, before me, G. M. Eysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Eysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#1747

Received for record Aug. 23, 1926 at 9 o'clock A. M. at request of Grantee.  
Copied in Book No. 686 of Deeds, page 195 et seq. Records of Riverside County, California.

Fees \$1.20

Jack A. Ross, Recorder  
By F. E. Row, Deputy Recorder.

Compared: Copyist: E. Kettering; Comparer: D. Dahlgren.

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T. D. WATSON, ET AL )  
GRANT DEED.  
MARTHA J. BRYANT )

T. D. WATSON & MARY A. WATSON (his wife) of the City & County of Los Angeles, State of California, in consideration of Ten Dollars, to them in hand paid, receipt of which is hereby acknowledged, does hereby grant to MARTHA J. BRYANT (as her separate estate) of the City & County of Los Angeles, State of California, the real property in the County of Riverside, State of California, described as:

The West one half (1/2) of the North West quarter (N.W. 1/4) of Section Four (4) Range Eight East (8 E) Township Six South (6 S.) Riverside County, California. Containing 80 acres more or less by Government Survey.

Subject to \$3850.00

\$2,000.00 to run till April, 1928.

\$1850.00 to run till 1930. in annual payments.

E.E. PEACOCK )  
 TO ) Warranty Deed  
 CHARLES W. CALKINS )

THIS INDENTURE, Made the second day of June, in the year of our Lord nineteen hundred and twenty seven (1927) between E.E. PEACOCK, (TRUSTEE) the party of the first part, and CHARLES W. CALKINS, the party of the second part,

WITNESSETH: THAT the said party of the first part for and in consideration of the sum of ten & No/100 dollars (\$10.00) gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. QUAR. SECTION TWP. 4 S. R. 6 west S.B & M. County of Riverside, and State of California, and bounded and particularly described as follows: to wit:

Commencing at the Northwest corner Section 15 Twp 4 S. R. 6 west S.B. & M. thence south 31.82. 22 feet thence east 1720.15 feet, to point of beginning, thence south 59 degrees 22 minutes east 40 feet thence south 29 degrees 08 minutes 30 seconds west 123.59 feet, thence north 43 degrees 21 minutes 36 seconds west 50 feet thence north 35 degrees 27 minutes 00 seconds east 112.33 feet to point of beginning in the south west quarter of said section 15. The above described parcel of land is to be known as Lot 175-Block-D.

The party of the first part reserves to himself or his assigns, right of way, or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the CAUCASIAN RACE. That a FREE LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the GRANTEE herein and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances, thereto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said CHARLES W. CALKINS, his heirs and assigns forever; and the said first party does hereby covenant with the said CHARLES W. CALKINS and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs executors, and administrators shall warrant and defend the same to the said CHARLES W. CALKINS heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. PEACOCK TRUSTEE (SEAL)

4775



STATE OF CALIFORNIA )  
 County of Los Angeles ) ss.

On this 24 day of June, A.D. 1927, before me, Mabel C. Duvall, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. PEACOCK, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

MABEL C. DUVALL

(NOTARIAL SEAL)

Notary Public in and for said  
 County and State.

Received for record Jul 23 1927 at 8 o'clock A.M. at request of GRANTEE. Copied #1769  
 in Book No. 727 of Deeds, page 440 et seq., records of Riverside County, California.  
 Fees \$1.20 Jack A. Ross, Recorder.

Compared: Copyist L.H. Hyde; Comparer L. Thompson.

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CHARTERS-DAVIS COMPANY )  
 TO )  
 FRANKLIN H. HEALD ET AL )

THIS INDENTURE, Made the twelfth day of July in the year of our Lord one thousand nine hundred twenty seven, between CHARTERS-DAVIS COMPANY, a corporation, the party of the first part, and FRANKLIN H. HEALD and IDA L. HEALD, husband and wife, as joint tenants with the right of survivorship, and not as tenants in common, parties of the second part,

WITNESSETH: That for and in consideration of the sum of four Hundred and fifty Dollars, in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, the said party of the first part do- by these presents grant, bargain, sell, convey and confirm unto the said parties of the second part, as joint tenants, and to the survivor or them, his or her heirs and assigns forever, all that certain lot or parcel of land situate in the Town of Temescal Gardens, County of Riverside, State of California, and bounded and particularly described as follows, to wit:

Lot Nine (9) Block "I" of the Subdivision Temescal Gardens, as per map recorded in Book 11 page 94 of Maps in the office of the county Recorder of the County of Riverside, State of California, all being contained in Section 8 Twp. 4, Range 6 West.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular the said premises together with the appurtenances, unto the said parties of the second part as joint tenants and to the survivor or them, his or her heirs and assigns forever.

STATE OF CALIFORNIA )  
County of Los Angeles ) ss

On this Eleventh day of December A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PEACOCK, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL) G. M. HYSONG  
Notary Public in and for said  
County and State

#1730 Received for record Jun 23, 1927, at 30 Min. past 9 o'clock A.M., at request of MRS. PEARL H. COX. Copied in Book No. 719 of Deeds, page 205 et seq., Records of Riverside County, California.  
Fees \$1.40 Jack A. Ross, Recorder

Compared: Copyist E. Kaulman; Comparer L. Thompson

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E. E. PEACOCK )  
TO ) WARRANTY DEED  
PEARL H. COX )

THIS INDENTURE, Made the Eleventh day of December in the year of our Lord nineteen hundred and twenty-five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and PEARL H. COX, Los Angeles, California, the party of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and No/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4S., R. 6 W., S.B.B.M., County of Riverside and State of California and bounded and particularly described as follows, to-wit:

Commencing at the Northwest corner Section 15, Twp. 4 South, Range 6 West, S.B.B.M.; thence South 3144.94 feet; thence East 1666.90 feet to point of beginning; thence South 00 degrees 00 minutes East 60 feet; thence South 33 degrees 27 minutes West 112.30 feet; thence North 46 degrees 21 minutes 30 seconds West 50 feet; thence North 24 degrees 05 minutes 48 seconds East 106.40 feet to the above point of beginning in the Southwest quarter of said Section 15. The above described parcel of land is to be known as Lot 174 - Block D.

The party of the first part reserves to himself, or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property;

Book 719  
Page 206  
6-23-27

also all water rights and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the Grantor, or his assigns, except, however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free LIFE MEMBERSHIP in the TEMESCAL COUNTRY CLUB, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said PEARL H. COX, her heirs and assigns forever; and the said first party does hereby covenant with the said PEARL H. COX, and her legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said PEARL H. COX, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. PEACOCK (SEAL)

STATE OF CALIFORNIA }  
County of Los Angeles } ss

On this Twelfth day of December A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PEACOCK, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL) G. M. HYSONG  
Notary Public in and for said  
County and State

Received for record Jun 23, 1927, at 20 min. past 9 o'clock A.M., at request of MRS. PEARL H. COX. Copied in Book No. 719 of Records, page 206 et seq., Records of Riverside County, California. #1731

Fees \$1.40 Jack A. Ross, Recorder

Compared: Copyist E. Kaurman; Comparer L. Thompson

more particularly described as follows, to wit:

Perry's Resub. Lots 6 and 19,

IN WITNESS WHEREOF, Said first party has hereunto set his hand the day and year first above written.

C.R. STIBBENS  
Tax collector of the county of Riverside.

STATE OF CALIFORNIA }  
County of Riverside } ss

On this 18th day of July A.D. 1927, before me, D.G. CLAYTON, County Clerk and ex-officio Clerk of the Superior Court of the County of Riverside, State of California, personally appeared the within named C.R. STIBBENS, personally known to me to be the Tax Collector of said County of Riverside, whose name is subscribed to the annexed instrument as a party thereto, and personally known to me to be the individual described in and who executed the foregoing instrument, and subscribed his name thereto as Tax Collector, and he duly acknowledged to me that he executed the same freely and voluntarily and as such Tax Collector, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal as Clerk of said Superior Court, at my office in the County of Riverside, the day and year in this certificate first above written.

(SUPERIOR COURT SEAL) D.G. CLAYTON  
County Clerk and ex-officio Clerk  
of the Superior Court.

#1767

Received for record Jul 23, 1927 at 8 o'clock A.M. at request of GRANTEE. Copied in Book No. 727 of Deeds, page 487 et seq., Records of Riverside County, California. Fees \$90 Jack A. Ross, Recorder.

Compared; Copyist L.H. Hyde; Comparer L. Thompson.

" o " " " " " "

E.E. PEACOCK )  
TO ) WARRANTY DEED  
CHARLES W. CALKINS )

THIS INDENTURE, made the second day of June, in the year of our Lord nineteen hundred and twenty seven (1927) between E.E. PEACOCK, (TRUSTEE) the party of the first part, and CHARLES W. CALKINS, the party of the second part.

WITNESSETH: That the said part of the first part, for and in consideration of the sum of Ten & No/100 Dollars (\$10.00) gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns, forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. QUAR. SEC. TWP. 4 S.R. 6 W.M. S.B. & M. County of Riverside, and State of California, and bounded and particularly described as follows, to wit:

Commencing at the NW corner of Section 15, TWP 4 S. R. 6 West S.B. & M. Thence Sou. 33 1/2, 19 feet, thence East 100.13 feet to point of beginning thence Sou. 21 degrees 35 minutes East 30 feet, thence Sou. 47 degrees 11 minutes East 20 feet thence North 45 degrees 35 minutes 12 seconds East 115.36 feet, thence North 45 de-

gress 21 minutes 36 seconds west 80 feet, thence south 44 degrees 16 minutes 50 seconds west 103.00 feet to point of beginning in the southwest quarter of said section 15. The above described parcel of land is to be known as Lot Number 139 Block D.

The party of the first part reserves to himself or his assigns, right of way, or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the CAUCASIAN RACE. That a FREE LIFE MEMBERSHIP in the TEJESCAL COUNTRY CLUB, incorporated under the laws of the state of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the GRANTEE herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances, thereto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said CHARLES W. CALKINS, his heirs and assigns forever; and the said first part does hereby covenant with the said CHARLES W. CALKINS and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said CHARLES W. CALKINS heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. PEACOCK, TRUSTEE (SEAL)

STATE OF CALIFORNIA )  
COUNTY OF Los Angeles ) ss.

On this 2d day of June, A.D. 1927, before me, Mabel C. Duvall, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E. PEACOCK, - known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(NOTARIAL SEAL)

MABEL C. DUVALL  
Notary Public in and for said  
County and State.

Received for record July 23, 1927 at 8 o'clock A.M. at request of GRANTEE. Copied in Book 727 of Deeds, page 438 et seq., records of Riverside County, California.

rl768

Fee \$1.20

Jack A. Ross, Recorder.

Compared: Copyist L.H. Hyde; Comparer L. Thompson.

State of California, )  
County of Los Angeles) (ss

On this 29th day of December, A. D. 1927, before me, Viola Johnson, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL) Viola Johnson, Notary Public in and for said County and State.

Received for record Mar 7, 1928, at 11 o'clock A. M. at request of Grantee, Copied in Book No. 803 of Deeds, page 64, et seq., Records of Riverside County California.

#575

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist: A. Lamkin; Comparer: E. Kettering

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
EDNA M. ALLES )

THIS INDENTURE made the 28th day of August, in the year of our Lord nineteen hundred and twenty eight, between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and EDNA M. ALLES, Los Angeles, California, the party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100s dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all the certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 15, Twp. 4 S. R. 6 W. S. B. B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North west corner of Section 15 Twp 4 South, Range 6 W. S. B. B. M., thence south 3356.68 feet, thence East 1575.83 feet to point of beginning, thence south 47 degrees 11 minutes East, 45 feet; thence North 48 degrees 05 minutes 17 seconds East 115.60 feet, thence North 46 degrees 21 minutes 36 seconds West 50 feet thence South 45 degrees 35 minutes 12 seconds West 115.36 feet to point of beginning, The above described lot is situated in the South west quarter of Section 15, and is to be known as Lot No. 140 Block D.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers or for other

Book 803  
Page 65  
3-7-29

necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except, however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a Free Life membership in the Temescal Country Club, incorporated under the laws of the State of California, is given to the party of the second part, and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Edna Alles, her heirs and assigns, forever; and the said first party does hereby covenant with the said Edna Alles and her legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Edna Alles, her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee, (Seal)

State of California, )  
(ss.  
County of Los Angeles)

On this 28th day of August, A. D. 1928, before me, Mabel A. Doanburg, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the persons whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Mabel A. Doanburg  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Mar 7, 1929, at 11 o'clock A.M. at request of Grantee  
Copied in Book No. 803 of Deeds, page 65, et seq., Records of Riverside County,  
California.

Fees \$1.40

Jack A. Ross, Recorder

Compared: Copyist: A. Lamkin; Comparer: E. Kettering

therefrom those portions thereof included in Victoria Avenue and a right of way 25 feet wide along the southerly line thereof reserved in Deed recorded in Book 90, page 33 of Deeds, records of Riverside County, California; said strip being the North half of a private driveway.

Thirty shares of Sage Canal Co.

Subject to rights of way and easements of record, and restrictions and reservations of record.

Subject to 1925-26 taxes.

TO HAVE AND TO HOLD the above stated and described premises unto the said Grantee heirs and assigns forever.

Witness our hands and seals this 3rd day of November, 1925.

RAY M. HARRIS (SEAL)

U.S.I.R.S. \$26.00 Cancelled

CARRIE A. HARRIS (SEAL)

STATE OF CALIFORNIA )  
County of San Diego )

On this 3rd day of November Nineteen Hundred Twenty-five before me, E. H. WHEELAN a Notary Public in and for said county and state, residing therein, duly commissioned and sworn personally appeared RAY M. HARRIS and CARRIE A. HARRIS, husband and wife, known to me to be the persons described in and whose names are subscribed to the within instrument and acknowledged to me that they execute the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal, at my office in said County of San Diego, State of California, the day and year in this certificate first above written.

E. H. WHEELAN

(Notarial Seal)

Notary Public in and for the County of San Diego, State of California

Received for record Nov. 17, 1925 at 30 min. past 3 o'clock a.m. at request of Riverside Title Company. Copied in Book 657 of Deeds, page 52 of said records of Riverside County, California.

Fees. \$1.20

P. M. DINGMORE, Recorder

Compared. Copyist J. Curry Computer E. Zeuffman

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J. E. DEACOCK )

WARRANTY DEED

WILLIAM U. GIPSON )

THIS INSTRUMENT, made the Twelfth day of November in the year of our Lord nineteen hundred and twenty-five, BETWEEN E. E. DEACOCK, Los Angeles, California, the party of the first part, and WILLIAM U. GIPSON and MAGGIE JANE GIPSON, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and 00/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged does by these presents, grant, bargain, sell, convey and confirm unto the said parties

Book 657  
Page 52  
11-17-25



of the second part as joint tenants and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the SW. Quar. Sec. 15, Twp. 4. S. R. 6 W. S.E. 3. & M. County of Riverside and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North West corner of Section 15, Twp. 4 South, Range 6 West S.E. 3. & M. Thence South 3570.34 feet, Thence East 2418.26 feet to point of beginning Thence North 77 degrees 15 minutes East 44.29 feet, Thence North 2 degrees 10 minutes 23 second East 129.05 feet, Thence South 78 degrees 25 minutes 03 seconds West 45 feet, Thence South 0 degrees 20' 29" West 130.40 feet to the above point of beginning in the South West quarter of said section 15. The above described parcel of land is to be known as Lot number 3a- Block 3.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes, in, on, above or below the area of the above described property. Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the express provision that none of the property herein granted shall ever be sold or assigned to or be occupied by persons other than those of the Caucasian race. That a free Life Membership in the Temescal Country Club, Incorporated under the Laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof

TO HAVE AND TO HOLD, the same to the said WILLIAM U. GIBSON and MAGGIE JANE GIBSON in joint tenancy their heirs and assigns forever; and the said first part, does hereby covenant with the said WILLIAM U. GIBSON and MAGGIE JANE GIBSON and their legal representatives, that the said real estate is free from all encumbrances, and they he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said WILLIAM U. GIBSON and MAGGIE JANE GIBSON, their heirs and assigns forever, against the just and lawful claims and demands of all persons whatsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

S. S. PEACOCK (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) SS

On this twelfth day of November, A.D. 1925, before me G. M. HYSONG, a Notary Public in and for the said county and State, residing therein, duly commissioned, and sworn, personally appeared S. S. PEACOCK known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this day and year in this certificate first above written.

G. M. HYSONG  
Notary Public in and for said  
County and State

(NOTARIAL SEAL)

#1008 Received for record Nov. 17, 1925 at 30 Min. past 9 o'clock A.M. at request of Grantees. Copied in Book 657 of Dec 13, page 52 et seq. records of Riverside County, California.

Fees \$1.50

F. E. DENOMERS

Compared. Copyist J. Curry Compared E. Kauffman

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J. W. WELCH ) GRANT DEED  
FRIZ GIBSON ) (C.D.S. 1092  
C.C. Sec. 1092

J. W. WELCH a married man of Los Angeles of the county of Los Angeles, State of California

FOR AND IN CONSIDERATION OF THE SUM OF One and No/100 Dollars, the receipt whereof is hereby acknowledged does GRANT to FRIZ GIBSON, single, all that real property situate in the County of Riverside State of California described as follows:

Commencing at a point One hundred and sixty-five feet south and five hundred and fifty feet west of the northeast corner of the southeast quarter of the southeast quarter of the Northeast Quarter (32 1/2 32 1/2 NE 1/4) of Section Twenty-nine (29), Township Three (3) South, Range Five (5) West, S.B.B. & M. RANCHO EL CERRILLO DE SAN JACINTO, in Riverside County, California; thence in a southerly direction following a line parallel with the west line of said Section Twenty-nine (29) a distance of one hundred and sixty-five (165) feet to a stake; thence in a westerly direction following a line parallel with the north line of said Section Twenty-nine (29) a distance of fifty (50) feet to a stake; thence in a northerly direction following a line parallel with the west line of said Section Twenty-nine (29) a distance of one hundred and sixty-five (165) feet to a stake; thence in an easterly direction following a line parallel with the north line of said Section Twenty-nine (29) a distance of fifty (50) feet to a stake, which is the point of beginning, reserving therefrom a strip of land thirty (30) feet wide over and across the south end of said parcel of land for road easement purposes only.

WITNESSE his hand this 14th day of August nineteen hundred and twenty-four.

J. W. WELCH (3241)

Less than one hundred dollars.

STATE OF CALIFORNIA )  
County of LOS ANGELES )

On this 25th day of August, A.D. 1924 before me, PEARL M. BRUNER a Notary Public in and for said county and State, residing therein, duly commissioned and sworn, personally appeared J. W. WELCH a married man known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

PEARL M. BRUNER

Notary Public in and for said County and State.

(NOTARIAL SEAL)

My commission expires Feb. 10, 1925

E. E. PRACOCK )  
 TO ) WARRANTY DEED  
 WILBUR W. REYBURN et ux )

THIS INSTRUMENT, Made the Thirtieth day of June in the year of our Lord nineteen hundred and twenty-five, between E. E. PRACOCK, Los Angeles, California, the party of the first part, and WILBUR W. REYBURN and MARGARET L. REYBURN, husband and wife, in joint tenancy with rights of survivorship, Los Angeles, California, the parties of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part, as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S., R. 6 W., S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Beginning at a point which is known to be 4417.48 feet South and 1991.77 feet East of the Northwest corner of Section 15, Twp. 4 South, Range 6 West, S.B.B.M.; thence North 81 degrees 26 minutes East 40 feet; thence North 2 degrees 36 minutes East 184.79 feet; thence West 40 feet; thence South 2 degrees 23 minutes 23 seconds West 190.68 feet to the above point of beginning in the Southwest Quarter of said Section 15. The West line of the Northwest Quarter of said Section 15 bears North 9 degrees 50 minutes 45 seconds East. The above described parcel of land is to be known as Lot Number 57 - Block E.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the Grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the express provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free LIFE MEMBERSHIP in the Temescal Country Club, Incorporated, under the laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Wilbur W. Reyburn and Margaret L. Reyburn, in joint tenancy, and the said first party, does hereby covenant with the said Wilbur W. Reyburn and Margaret L. Reyburn, and their legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs,

executors and administrators shall Warrant and Defend the same to the Wilbur W. Reyburn and Margaret L. Reyburn, in joint tenancy forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. PEACOCK (SEAL)

This deed is given for a consideration of less than \$100.00

STATE OF CALIFORNIA )  
County of Los Angeles ) SS

On this Thirtieth day of June, A.D. 1925, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PEACOCK, known to me to be the person whose name is subscribed to the within instrument, and acknowledge to me that he execute the same.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year in this certificate first above written.

G. M. HYSONG

Notary Public in and for the said  
County and State

(NOTARIAL SEAL)

Received for record Aug. 6, 1925, at 30 Min. past 8 o'clock A.M., at the request of the SECURITY TITLE INS. & GUAR. CO. Copied in Book No. 644 of Deeds, page 524 et seq., Records of Riverside County, California.

Fees \$1.40

F. E. Dinmore, Recorder

#267

Compared: Copyist E. Kauffman; Computer S. Martin

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F. M. CHENEY )  
TO )  
THOS. J. STRANGE et ux )

IN CONSIDERATION of Ten and no/100 Dollars, F. M. CHENEY, single, does hereby grant to THOS. J. STRANGE and MARY L. STRANGE, his wife, as joint tenants, all that real property situate in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Lot Two Hundred Ninety-One (291) of the lands of the Riverside Land and Irrigating Company, as shown by map on file in the office of the County Recorder of the County of Riverside, State of California, in Book 4 of Maps, at page 75 thereof, by metes and bounds, beginning North 54° 45' East Eighty-One (81) feet from the most southerly corner of said Lot; thence North 54° 45' East Eighty-Four and three-tenths (84.3) feet; thence North 26° 38' West Five Hundred Six and seven hundredths (506.7) feet; thence South 68° 41' West Eighty-Six and ninety-five hundredths (86.95) feet; thence South 55° 25' East Five Hundred Twenty-Seven and twelve hundredths (527.12) feet to the point of beginning; said property being

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (Seal)

State of California, )  
(ss.  
County of Los Angeles.)

On this 17th day of May, A.D. 1926, before me, C.M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

C. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#892

Received for record Mar 14, 1932, at 8 o'clock A. M. at request of L.M. Harlow, Copied in Book No. 68 of Official Records, page 371, et seq., Records of Riverside County, California.

Fees \$1.30

Jack A. Ross, Recorder

Compared: Copyist: A. Lamkin; Comparer: L. Hyde

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E. E. PEACOCK )  
TO ( WARRANTY DEED  
ALFRED H. WILLIAMS )

THIS INDENTURE, made the Eighth day of December, in the year of our Lord nineteen hundred and twenty five between E. E. PEACOCK, Los Angeles, California, the party of the first part, and ALFRED H. WILLIAMS, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. 4th. Sec. 15, Twp. 4 S. R. 6 W. S.B.B. M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North West corner Section 15, Twp. 4 South, Range 6 West, S.B.B. M. thence South 4454.94 feet, thence East 2335.17 feet, to point of beginning. Thence South 75 degrees 20 minutes East, 40 feet, thence North 6 degrees 14 minutes 49 seconds East 189.33 feet, thence North 81 degrees 00 minutes West 40 feet, thence South 6 degrees 06 minutes 31 seconds West 187.45 feet, to the above point of beginning

Book 68  
Page 372  
3-14-32

in the South West quarter of said Section 15. The above described parcel of land is to be known as Lot 48 Block E.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers or for other necessary or useful purposes in, on, above or below the area of the above described property; also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns except however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said Deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said Alfred H. Williams his heirs and assigns forever; and the said first party does hereby covenant with the said Alfred H. Williams, and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Alfred H. Williams, his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock (Seal)

State of California, )  
                                  (ss.  
County of Los Angeles)

On this Eighth day of December, A.D. 1925, before me, G.M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. Peacock, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

G. M. Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

#893

Received for record Mar 14, 1932, at 8 o'clock A. M. at request of L. M. Harlow, Copied in Book No. 68 of Official Records, page 372, et seq., Records of Riverside County, California.

Fees \$1.20

Jack A. Ross, Recorder

Compared: Copyist; A. Lamkin; Comparer: L. Hyde

-o-o-o-o-

E. E. PEACOCK )

TO (

## WARRANTY DEED

PANSY MAE CAMPBELL )

THIS INDENTURE, made the twenty-eighth day of October, in the year of Our Lord, nineteen hundred and twenty five, between E. E. PEACOCK, Los Angeles, California, the party of the first part, and PANSY MAE CAMPBELL, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S. R 6 W. S.B.B.M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the North West corner of Section 15 Twp. 4 South, Range 6 West, S.B.B. M. Thence South 2701.12 feet; thence East 532.13 feet to point of beginning. Thence North 65 degrees 52 minutes 07 seconds West 50 feet, thence South 27 degrees 30 minutes 30 seconds West 195.72 feet, thence South 47 degrees 08 minutes 50 seconds East, 55 feet, thence North 26 degrees 40 minutes 01 seconds East 213.31 feet to the above point of beginning in the South West quarter of said Section 15. The above described parcel of land is to be known as Lot Number 515 - Block D.

The party of the first part reserves to himself or his assigns, right of way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property: Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a Free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the grante herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

State of California, )  
County of Riverside, ) ss.

On this 9th day of Apr. in the year one thousand nine hundred and twenty-six, before me Chas. B. Jones, a Notary Public in and for the County of Riverside, State of California, residing therein, duly commissioned and sworn, personally appeared J. K. Tolmough, a single man, known to me to be the person described in and whose name is subscribed to the foregoing instrument, and he acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

(NOTARIAL SEAL) Chas. B. Jones  
Notary Public in and for the County of  
Riverside, State of California.  
My commission expires Nov. 1, 1927.

Received for Record Jun 15, 1926 at 30 Min. past 8 o'clock A. M. at request of #1158  
E. K. Schmid. Copied in Book No. 681 of Deeds page 131 et seq. Records of Riverside  
County, California.  
Fees \$1.50 Jack A. Ross, Recorder

Compared: Copyist D. Dahlgren; Comparer E. Kettering

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E. E. PEACOCK )  
TO )  
F. P. MURRAY )

WARRANTY DEED

THIS INDENTURE, made the Fifteenth day of March in the year of our Lord nineteen hundred and Twenty-six between E. E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and F. P. MURRAY, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S. W. Quar. Sec. 15, Twp. 4S.R 6W S.B.B.&M. County of Riverside and State of California, and bounded and particularly described as follows, to wit:

Commencing at the North West Corner of Section 15, Twp. 4 South, Range 6 West, S.B.B.&M Thence South 4475.19 feet, Thence East 2412.56 feet to point of beginning. Thence North 75 degrees 20 minutes West 40 feet, Thence North 6 degrees 14 minutes 48 seconds East 189.33 feet, Thence South 81 degrees 00 minutes East 35 feet. Thence South 4 degrees 49 minutes 34 seconds West 191.72 feet to the above point of beginning in the South West quarter of said Section 15. The above described parcel of land is to be known as Lot Number 37 Block E.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described

Book 681  
Page 133  
6.15.26



property; Also all water rights and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

This Deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian Race. That a free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said F. P. Murray his heirs and assigns forever; and the said first party does hereby covenant with the same F. P. Murray and his legal representatives, that the said real estate is free from all encumbrances and that he will and his heirs, executors and administrators shall warrant and defend the same to the said F. P. Murray his heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. Peacock, Trustee (SEAL)

State of California, )  
                                  ) ss.  
County of Los Angeles, )

On this 15th day of March, A. D. 1926 before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn personally appeared E. E. Peacock, Trustee known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above written.

G. M. Hysong

(NOTARIAL SEAL)

Notary Public in and for said County and State.

#1159

Received for Record Jun 15, 1926 at 30 Min. past 8 o'clock A. M. at request of F. P. Murray. Copied in Book No. 681 of Deeds page 133 et seq. Records of Riverside County, California.

Fees \$1.40

Jack A. Rose, Recorder

Compared: Copyist D. Dahlgren; Comperer E. Kettering

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Book 145  
Page 356  
11-3-33

E. E. PEACOCK )  
TO ( WARRANTY DEED  
MRS. CHRISTINE ROLLIN )

THIS INSTRUMENT, made the twenty second day of March, in the year of our Lord, nineteen hundred and twenty-six, between E.E. PEACOCK, Trustee, Los Angeles, California, the party of the first part, and MRS. CHRISTINE ROLLIN, Los Angeles, California, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, gold coin of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. Quar. Sec. 15, Twp. 4 S. R 6 W. S.E.B. & M. County of Riverside, and State of California, and bounded and particularly described as follows, to-wit:

Commencing at the Northwest Corner of Section 15, Twp. 4 South, Range 6 West, S.E.B. & M. thence South 4682.61 feet, thence East 2150.75 feet to point of beginning. Thence South 68 degrees 06 minutes East 56.31 feet, thence South 11 degrees 18 minutes 23 seconds West 189.19 feet, thence North 83 degrees 00 minutes West 40 feet, thence North 6 degrees 56 minutes 20 seconds East 203.14 feet to the above point of beginning in the South west Quarter of said Section 15. The above described parcel of land is to be known as Lot Number 75 - Block E.

The party of the first part reserves to himself or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property; Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the grantor or his assigns, except however, water for domestic uses and purposes. Also reserving the oil and mineral rights.

THIS DEED is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a free Life Membership in the Temescal Country Club, Incorporated under the laws of the State of California, is given to the party of the second part and is appurtenant to said deed as a bonus to the Grantee herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said Life Membership.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same to the said Mrs. Christine Rollin, her heirs and assigns forever; and the said first party does hereby covenant with the said Mrs. Christine Rollin, and her legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said Mrs. Christine Rollin her heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E.E. Peacock, Trustee.

State of California,  
(ss.  
County of Los Angeles)

On this 22nd day of March, A.D. 1926, before me, G.M.Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E.E.Peacock- Trustee, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above written.

G.M.Hysong,  
Notary Public in and for said  
County and State.

(NOTARIAL SEAL)

Received for record Nov 3, 1933, at 8 o'clock A.M. at request of #122  
Grantee, Copied in Book No. 145 of Official Records, page 356, et seq., Records of  
Riverside County, California.

Fees \$1.40

Jack A.Ross,Recorder  
By F.B.Row, Deputy Recorder.

Compared: Copyist; A. Burgess; Comparer: M. Alrick

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SECURITY LAND CORPORATION )  
TO ( WARRANTY DEED NO. 1163  
MAGGIE McCORD )

THIS INSTRUMENT, made the third day of January, in the year of our Lord, nineteen hundred and thirty-three, between SECURITY LAND CORPORATION, a corporation organized under the laws of the State of California, and having its principal place of business in the City of Los Angeles, and State of California, the party of the first part, and MAGGIE McCORD, the party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 dollars, (less than \$100.00) gold coin of the United States, to it in hand paid by the said party of the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain and sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the Pinto Basin, County of Riverside, and State of California, bounded and particularly described as follows to-wit:

The North half (N $\frac{1}{2}$ ) of the Northeast quarter (NE $\frac{1}{4}$ ) of the Southwest quarter (SW $\frac{1}{4}$ ) of the Southeast quarter (SE $\frac{1}{4}$ ) of Section Eleven (11), Township Three (3) South, Range Eleven (11) East, S.B.B. & M., containing five acres, more or less.

TOGETHER with all and singular the tenements, hereditaments and appurtenances, thereunto belonging, or in anywise appertaining, and the reversion and reversions.

Book 666  
Page 415  
3-18-26

S. E. PEACOCK )  
TO )  
GEORGE A. HENRY et al )  
WARRANTY DEED

THIS INSTRUMENT, Made the Sixth day of July in the year of our Lord nineteen hundred and twenty-five, between S. E. PEACOCK, Los Angeles, California, the party of the first part, and GEORGE A. HENRY and BERTHA A. HENRY, husband and wife, in joint tenancy, with rights of survivorship, Los Angeles, California, the parties of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Ten and no/100 Dollars, gold coin of the United States of America, to him in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm, unto the said parties of the second part as joint tenants, and to the survivor of them, the heirs and assigns of such survivor forever, all that certain lot, piece or parcel of land situate, lying and being in the S.W. QUAR. SEC. 1b, Twp 4 S., R. 6 W., S.B.M. County of Riverside and State of California and bounded and particularly described as follows, to-wit:

Beginning at a point which is known to be 4791.51 feet South and 2821.30 feet East of the Northwest corner of Section 1b, Twp 4 South, Range 6 West, S.B.M.; thence South 64 degrees 06 minutes West 40 feet; thence North 27 degrees 20 minutes 40 seconds West 212.32 feet; thence North 27 degrees 40 minutes East 40 feet; thence South 29 degrees 06 minutes 46 seconds East 236.41 feet to the above point of beginning in the Southwest Quarter of Section 1b. The West line of the Northwest Quarter of Section 1b bears North 0 degrees 50 minutes 40 seconds East. The above described parcel of land is to be known as Lot Number 101 - Block B.

The party of the first part reserves to himself, or his assigns, right-of-way or easements for telephone lines, power lines, pipe lines, sewers, or for other necessary or useful purposes in, on, above or below the area of the above described property.

Also all water rights, and all water flowing over or under or percolating through said land, and the rights to develop said water and its uses for the benefit of the Grantor, or his assigns, except, however, water for domestic uses and purposes.

Also reserving the oil and mineral rights.

This deed is granted with the expressed provision that none of the property herein granted shall ever be sold or assigned to, or be occupied by persons other than those of the Caucasian race. That a FREE LIFE MEMBERSHIP in the Temescal Country Club, incorporated under the laws of the State of California, is given to the parties of the second part and is appurtenant to said deed as a bonus to the Grantees herein, and the assigning or conveying of said property herein described and granted shall automatically assign and transfer said LIFE MEMBERSHIP.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same to the said GEORGE A. HENRY and BERTHA A. HENRY, as joint tenants, their heirs and assigns forever; and the said first party does

herely covenant with the said GEORGE A. HENRY and BERTHA A. HENRY, and their legal representatives, that the said real estate is free from all encumbrances, and that he will and his heirs, executors and administrators shall warrant and defend the same to the said GEORGE A. HENRY and BERTHA A. HENRY, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

E. E. PEACOCK (SEAL)

STATE OF CALIFORNIA )  
County of Los Angeles ) ss.

On this Sixth day of July A.D. 1920, before me, G. M. Hysong, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared E. E. PEACOCK, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

G. M. HYSONG  
Notary Public in and for said  
County and State

#1527 Received for record Mar 18, 1920, at 50 Min. past 2 o'clock P.M., at the request of MRS. GEO. A. HENRY. Copied in Book No. 660 of Deeds, page 415 et seq., Records of Riverside County, California.

Fees \$1.50

Jack A. Ross, Recorder

Compared: Copyist E. Kauffman; Comperer S. Curry

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R E C O N V E Y A N C E

SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, a corporation, Trustee under Deed of Trust executed by G. F. ROSS and Emma K. ROSS, his wife, as Trustees, dated February 16, 1920, and recorded March 6, 1920, in Book 620, page 323 of Deeds, in the office of the County Recorder of Riverside County, in said State, having been duly and legally ordered to release and reconvey, in compliance with said order, and in consideration of the sum of One Dollar, receipt of which is hereby acknowledged, in full satisfaction of the indebtedness secured by said Deed of Trust, DOES HEREBY REMISE, RELEASE, QUITCLAIM AND RECONVEY to the person or persons legally entitled thereto, but without warranty, all the estate in the property described in, and by said Deed of Trust granted and now held by said corporation as Trustee.

IN WITNESS WHEREOF, said Security Title Insurance and Guarantee Company, a corporation, as Trustee, has caused its corporate name and seal to be hereto affixed by its Vice-President and Asst. Secretary therunto duly authorized this 2nd day of March, 1920

(CORPORATE SEAL)

SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, Trustee  
By GLEN W. CHAPMAN, Vice-President  
By Ada Smith, Asst. Secretary