

File No.:

42

Name (Previous Owner):

Maria G. Avellar

Assessor's Parcel No.:

Address of Property:

E. 14th St., widening

Year:

1917

INDEXED

#12

R 40963

COMPLETED

DEED

MARIA G. AVELLAR (widow)

to

CITY OF SAN LEANDRO, a
municipal corporation.

Dated, November 27, 1917

RECORDED AT REQUEST OF
GRANTER

at 53 min. past 11 A M.
IN LIBER NOV 30 1917
2620 Deeds

P. 202 OF
Records of Alameda Co. Calif
[Signature]
County Recorder

Mail → HARRIS P. JONES
Attorney at Law

Rooms 3 and 4 First National Bank Building
SAN LEANDRO, CAL.
Telephone San Leandro 28

65

L.V.

D E E D

I, the undersigned, MARIA G. AVELLAR (a widow), of the City of San Leandro, County of Alameda, State of California, for and in consideration of the sum of TWO HUNDRED THIRTY-ONE AND 90/100 DOLLARS (\$231.90), the receipt whereof is hereby acknowledged,

Do hereby grant unto the CITY OF SAN LEANDRO, a municipal corporation, for street purposes,

All that certain real property situate in the City of San Leandro, County of Alameda, State of California, and particularly described as follows, to-wit:-

BEGINNING at the point of intersection of the original Northeasterly line of East Fourteenth Street (formerly called the Oakland and San Leandro Road and also called the County Road from Oakland to San Leandro) with the dividing line between the land of Maria G. Avellar (a widow) and the land now or formerly belonging to Georgina Braga (a widow), and running thence Northeasterly along said dividing line to a point thereon distant 6 feet (measured at right angles) Northeasterly from said line of East Fourteenth Street; thence ^{Northeasterly} Northwestery parallel to and distant 6 feet (measured at right angles) from said line of East Fourteenth Street 421.63 feet, more or less, to the Southeasterly boundary line of "Broadmoor Addition", all as shown on a map thereof filed August 8th, 1911, and recorded in Book 26 of Maps at page 39, Alameda County Records; and running thence along said boundary line produced South 59° 02' 40" West 6 feet, more or less, to said original Northeasterly line of East Fourteenth Street; and thence Southeasterly along said last named line 421.63 feet, more or less, to the point of beginning.

Handwritten initials

WITNESS my signature this 28th day of November, 1917.

Maria G. Avellar





1874.

WITNESSES in presence of this 38 day of

to the point of registering.

consequently along with that named the 25th of Sept' more or less' and thence along the line of that formerly called: and thence the 28th of Sept' 05. 40. West a foot, more or less' to the 28th of Sept' 05. 40. West a foot, more or less' along with the 28th of Sept' 05. 40. West a foot, more or less' in book 35 of Maps of this Commonwealth the of "Blockwood Addition" will be shown on a map there-
 (shaded at right angles) from with line of West 20th
 (shaded at right angles) consequently from with line of West 20th
 along with dividing line to a point whereon distant 5 feet
 the to dividing line (a width) and thence consequently
 of West 20th (a width) and the line now or formerly belong-
 ing to and remain, with the dividing line between the land
 owned and the said West 20th and also called the County Road from
 consequently line of West 20th formerly called (formerly called the

REGISTRATION at the point of registration of the original

described as follows:-
 Town of Uxbridge, State of California, and County of San
 All that certain best property situate in the City of San
 Bernardino, Los Angeles California

Do hereby state into the CITY OF SAN BERNARDINO, a municipal
 corporation

AND SO\100 DOLLARS (\$100.00), the receipt whereof is hereby
 for and in consideration of the sum of TWO HUNDRED THIRTY-ONE
 City of San Bernado, County of Uxbridge, State of California,
 I, the undersigned, ALVIN C. VAUGHAN (a widow), of the

State of California
County of Alameda

} ss.

On this 28th day of November in the year of our Lord
One Thousand Nine Hundred and Seventeen before me, Harris P. Jones, a Notary
Public in and for said County and State, residing therein, duly commissioned and sworn, personally
appeared Maria G. Avellar (a widow)

known to me to be the person described in and whose name
..... is subscribed to the within instrument, and she acknowl-
edged to me that she executed the same.

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

Harris P. Jones
Notary Public in and for the County of Alameda, State of California.



Alameda County Title Company

DIRECTORS

JOHN MCCARTHY, PRESIDENT
ARTHUR P. HOLLAND, VICE-PRESIDENT
R. B. STOCKER, SECRETARY
R. H. MCCARTHY, TREASURER
F. L. NAYLOR,

PAID UP CAPITAL, \$250,000

AND

Title Insurance and Guaranty Company

PAID UP CAPITAL AND SURPLUS, \$430,000

OFFICE: 426 THIRTEENTH STREET
TELEPHONE OAKLAND 455 AND 314

SUCCESSORS TO

Alameda County Abstract Co.

AND

Stocker & Holland Abstract Co.

O. A. ROULEAU
JAMES J. FAGAN
CHARLES F. HUNT
DONZEL STONEY
GAILLARD STONEY
WALTER C. CLARK
JOHN R. LARUE

NO.

69978-12 D

16/46

Unlimited Certificate

Made at the request of CITY OF SAN LEANDRO.

After a careful examination of the Official Records of the County of Alameda, State of California, in relation to the title of that certain real property hereinafter described, the

Alameda County Title Company

a corporation, organized and existing under the laws of the State of California, and having its principal place of business at the City of Oakland, in the County of Alameda, State of California, certifies, and the

Title Insurance and Guaranty Company

a corporation, organized and existing under the laws of the State of California, and having its principal place of business at the City and County of San Francisco, State of California.

Certifies

that said title as appears from said records, is vested in

MARIA G. AVELLAR,

As her separate property.

Having been acquired by inheritance.

FREE OF INCUMBRANCE.

EXCEPT:-

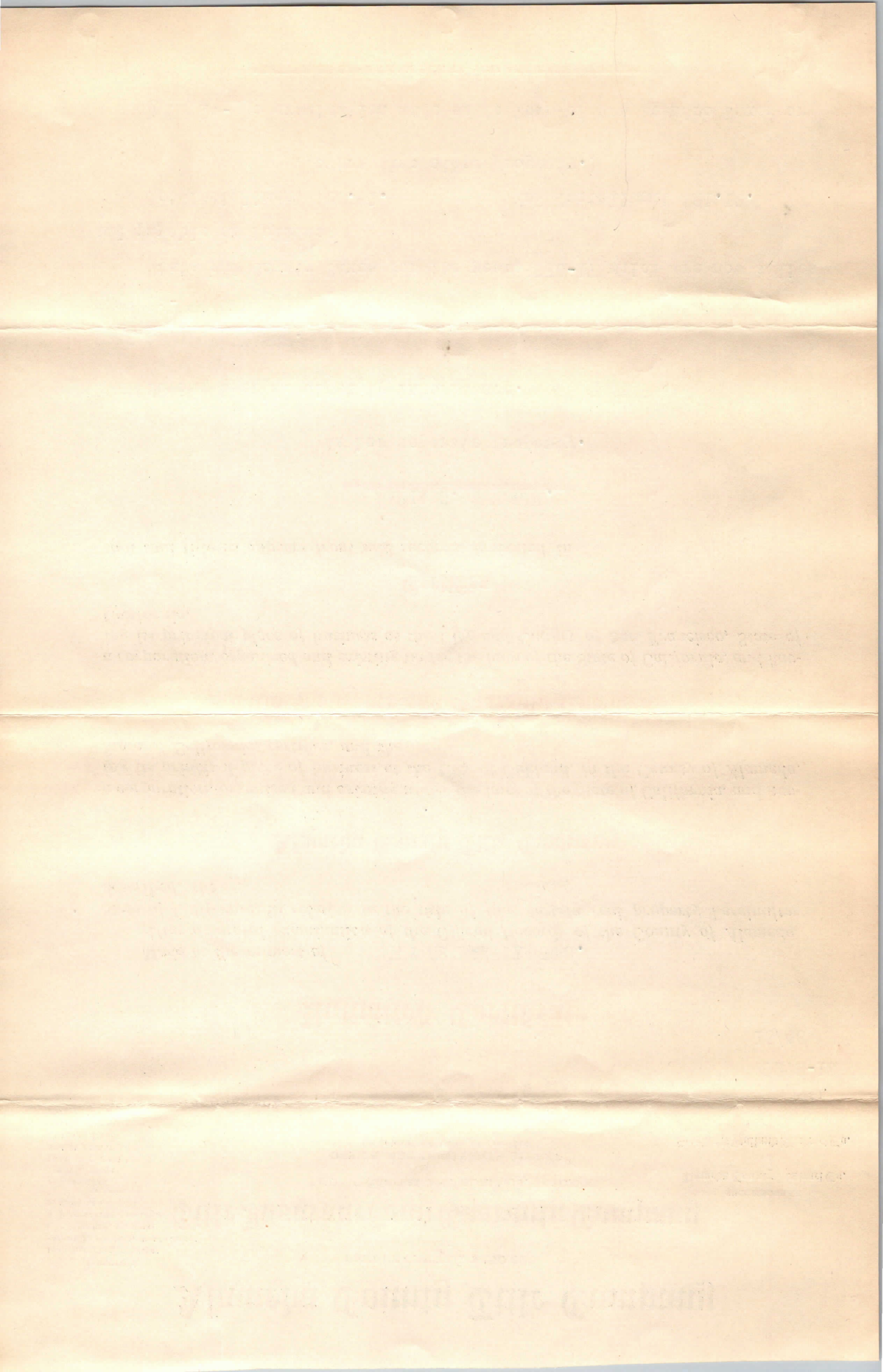
State and County Taxes for the year 1916-17 which are now a lien and payable as follows:

1st Installment \$82.81.

2nd Installment \$81.12.

(Covers also other property.)

NOTE 1:- No examination made as to Town of San Leandro Taxes or



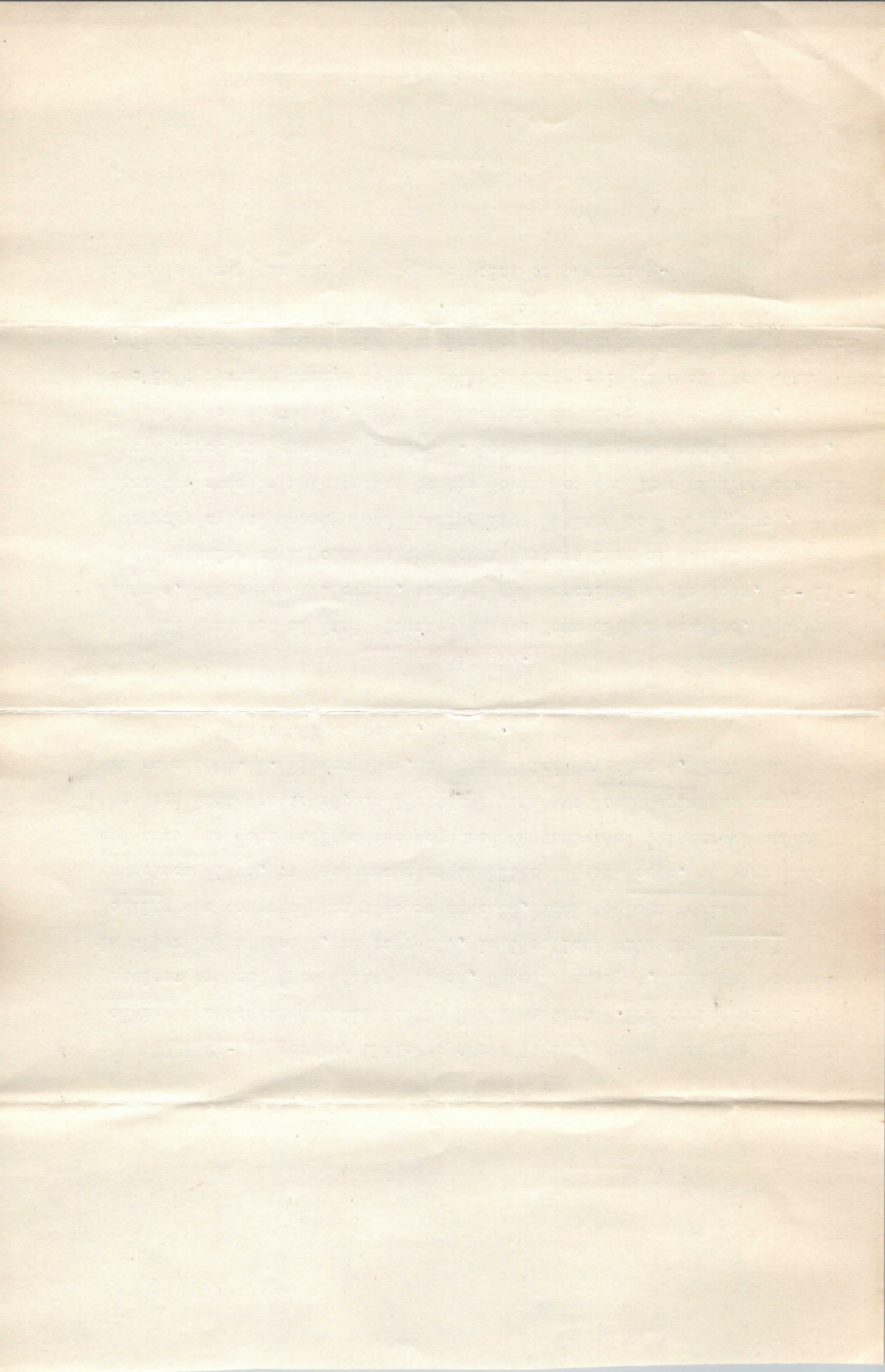
Street Assessments.

NOTE 2:- In vesting title as above it is assumed that the Emanuel Rolling who acquired title to the North Western 3.18 $\frac{1}{2}$ chains of said premises by deed from Richard Jones, dated January 4, 1861 and recorded in Liber "K" of Deeds, at page 209, is identical with the Manwell Rolling who conveyed the same on June 30, 1863 to John Mariana and Francisca Silva, by deed recorded in Liber "O" of Deeds, at page 132; and that the John Mariana who acquired an undivided $\frac{1}{2}$ interest under the deed last mentioned, is identical with the John Maria who conveyed the same to L. F. Rindespaker, by deed dated November 4, 1882 and recorded in Liber 242 of Deeds, page 60.

DESCRIPTION.

All that lot of land situated in the Town of San Leandro, County of Alameda, State of California, bounded and described as follows, to-wit:-

Beginning at a point in the North Eastern line of East 14th Street (formerly called County Road leading from Oakland to San Leandro), where the same is intersected by the North Western line of that certain 7 acre tract conveyed by William P. Toler and wife to Patrick Scanlan, by deed dated August 20, 1860 and recorded in Liber "J" of Deeds, at page 502; running thence North Westerly along said line of East 14th Street 6.37 $\frac{1}{2}$ chains; thence at right angles North Easterly six (6) feet; thence at right angles South Easterly 6.37 $\frac{1}{2}$ chains; thence at right angles South Westerly six (6) feet to the point of beginning.



This certificate does not include an examination of, nor report on:

1. Municipal taxes and assessments and the effect and operation of municipal laws, ordinances and regulations, proceedings for street, street lighting, sewer, shade tree, sidewalk, park and playground improvements, and for opening, widening and other changes in streets or alleys, if the property described herein lies within the boundaries of any incorporated city, except the Cities of Oakland, Berkeley, Alameda, Piedmont, Albany, or Town of Emeryville.

2. Proceedings and assessments by the County of Alameda, or any city therein, except the Cities of Oakland, Berkeley, Alameda, Piedmont, Albany, or Town of Emeryville, for the improvement of, or sewers in, any street, avenue, lane, alley, court or place forming the exterior boundary of a city.

3. The validity or legality of tax sales, public assessments, attachments, leases, easements, declarations of homestead and money judgments, if any are mentioned in this Certificate.

NOTE.—The express condition upon which this Certificate of Title is issued is that the liability of this Company for the certification as herein made shall not be binding upon this Company until the fee for this Certificate of Title has been paid, as evidenced by the receipt of the Company hereto attached and made a part of this report.

In Testimony Whereof, the

Alameda County Title Company

has caused these presents to be duly signed by its President and its Vice President under its corporate seal, and the

Title Insurance and Guaranty Company

has caused these presents to be duly signed by its President and by its Assistant Secretary under its corporate seal, this first day of

November one thousand nine hundred and sixteen
at nine o'clock A. M.

Alameda County Title Company

By [Signature] President

By [Signature] Vice President

Title Insurance and Guaranty Company

By [Signature] President

By [Signature] Assistant Secretary

Received full payment of the fee for this Certificate.

Alameda County Title Company

By _____



The following document affecting the title to the premises treated of in the foregoing Certif as filed for record this day to-wit:

Deed:- Maria, G. Avellar, a widow
to
City of San Leandro

NOTHING INTERVENES

No further examination made for Street Work,
Oakland, Alameda Co., Cal. Alameda County Title Co
November 30, 1917. By Mo. Lucey

ACQUIRED
BY BOOK 2627 PG 157
DATE DEC 12, 1917
PLOTTED _____
CITY CLERK FILE NO. 53

ACQUIRED
BY BOOK 2620 PG 202
DATE NOV 30, 1917
PLOTTED _____
CITY CLERK FILE NO. 42

ACQUIRED
BY BOOK 2627 PG 157
DATE DEC 12, 1917
PLOTTED _____
CITY CLERK FILE NO. 53

ACQUIRED
BY BOOK 2606 PG 242
DATE DEC 6, 1917
PLOTTED _____
CITY CLERK FILE NO. 49

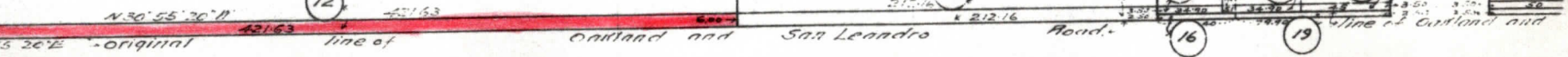
ACQUIRED
BY BOOK 2627 PG 157
DATE DEC 12, 1917
PLOTTED _____
CITY CLERK FILE NO. 53

ACQUIRED
BY BOOK 2604 PG 434
DATE DEC 8, 1917
PLOTTED _____
CITY CLERK FILE NO. 50

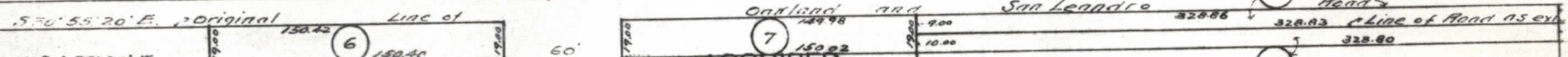
ACQUIRED
BY BOOK 2627 PG 150
DATE DEC 10, 1917
PLOTTED _____
CITY CLERK FILE NO. 51

Euclid Avenue

Lot 49
BY DATE CITY



East Fourteenth Street
Street Railroad Tracks



Sheet No 2

ACQUIRED
BY BOOK 2629 PG 149
DATE DEC 11, 1917
PLOTTED _____
CITY CLERK FILE NO. 32

ACQUIRED
BY BOOK 2629 PG 149
DATE DEC 11, 1917
PLOTTED _____
CITY CLERK FILE NO. 32

Stokes Avenue

ACQUIRED
BY BOOK 2627 PG 17
DATE DEC 13, 1917
PLOTTED _____
CITY CLERK FILE NO. 28

ACQUIRED
BY BOOK 2627 PG 17
DATE DEC 13, 1917
PLOTTED _____
CITY CLERK FILE NO. 28

