

Deed

621

LEVI THURSTON PUMPHREY (also known as
L. T. PUMPHREY) and SALLIE LEONA PUMPHREY, his wife,

the first parties, hereby

Grant to THE CITY OF SAN LEANDRO, a Municipal Corporation,

the second party, all that real property situated in the City of San Leandro,
County of Alameda, State of California, described

as follows:

Beginning at a point on the Western line of the 2 1/2
acre tract of land conveyed by Jeremiah O'Regan to Wm.
McLaren, by deed dated April 15, 1870 and recorded April
16, 1870 in Book 54 of Deeds, page 87, Alameda County
Records, distant thereon North 19° 25' West 286.50 feet
from the Northern line of Maud Avenue; continuing thence
North 19° 25' West along the said line of land conveyed
to McLaren 29.97 feet; thence South 70° 35' West 42 feet;
thence South 19° 25' East 29.97 feet; thence North 70°
35' East 42 feet to the point of beginning.



In Witness Whereof, the said first parties have executed this conveyance this
18th day of March, 1943.

Sallie Leona Pumphrey
Levi Thurston Pumphrey

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

On this 18th day of March,
in the year, A. D. nineteen hundred and forty-three, before me,
Lucile A. Frank,
a Notary Public in and for said County of Alameda, State of California, duly commissioned and sworn, personally appeared
L. T. PUMPHREY and SALLIE LEONA PUMPHREY, his wife,

known to me to be the persons described in and who executed and whose names are subscribed to the within instrument and they acknowledged to me that they executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal at my office in the said County of Alameda, the day and year in this certificate first above written.



Lucile A. Frank
Notary Public in and for the County of Alameda, State of California.

00 25408

Deed

COMPARED
DOC JSBY
BK BRINKLEY

LEV 1 - THURSTON & PUMPHREY
FROM

L. T. PUMPHREY and SALLIE
LEONA PUMPHREY, his wife,

TO

CITY OF SAN LEANDRO,
a Municipal Corporation.

Dated: March 18, 1943.

RECORDED at REQUEST OF
Alameda County
East Bay Title Ins. Co.
Min. Past 9 A. M.

MAY 26 1943

36

In Liber 4392 Page
Official Recorder of Alameda Co. Cal.

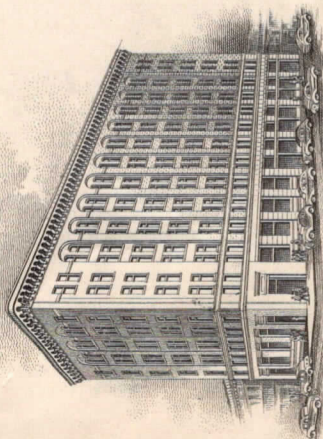
COUNTY RECORDER

12

ALAMEDA COUNTY - EAST BAY
TITLE INSURANCE COMPANY
14-TH AND FRANKLIN STREETS
OAKLAND, CALIFORNIA

When Recorded Return to

Charge to



14-TH AND FRANKLIN STREETS
OAKLAND, CALIFORNIA

243921 - 25

b-f

D.H.

PRELIMINARY REPORT NO.

293929-25 W -
SL/156 D

85 - 116.18
62.93

53.25

Issued by

**ALAMEDA COUNTY-EAST BAY
TITLE INSURANCE COMPANY**

14th and Franklin Streets, Oakland, California

Phone GL encourt 2070

Upon the surrender of this Report within 30 days and the payment of the premium, a Policy of Title Insurance, with the usual exceptions and conditions, will be issued in the sum of \$.....

The said Policy will show the final status of the title after the recordation of any instruments between the date hereof and the date of said Policy.

No liability hereunder until the fee is paid and Policy issued.

To City of San Leandro
San Leandro, California

After an examination of the Records of the County in which the land hereinafter described is situated, ALAMEDA COUNTY-EAST BAY TITLE INSURANCE COMPANY, a corporation, hereby reports the title to said land, at the date hereof, is vested in

L. T. PUMPHREY and SALLIE LEONA PUMPHREY, his wife,
as joint tenants

Subject to:

yet payable. Taxes for 1941-42 which are now a lien, but not Assessor's Blocks Nos. 515-516.

Handwritten scribble at the top right of the page.



Let beherje... as joint tenants

as joint tenants

P. J. ... after an examination of the Records of the County in which the land hereinafter described

San Leandro, California

To City of San Leandro

No ... between the date hereof and the date of said Policy.

The said Policy will upon the final return of the title after the recording of any instrument

of Title Insurance, with the usual exceptions and conditions, will be issued in the sum of

Form of contract 2010

San Leandro, California

TITLE INSURANCE COMPANY
ATAMEDA COUNTY-EAST VAL

by

WRETTMANVA REFORM NO 582638-52 W

2010

Handwritten notes and scribbles at the bottom right.

DESCRIPTION

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

Beginning at a stake set in the Southwesterly corner of a tract of 2-1/2 acres heretofore sold by Jeremiah D. Ragan to Wm. McLaren by deed recorded in Liber 54 of Deeds, at page 87, on the Northerly line of Maud Avenue, (formerly called Mound Avenue); running thence South 70° 35' West along said line of Maud Avenue 42 feet to the intersection thereof with the Northeasterly line of that certain parcel of land conveyed by W. H. Norman and wife, to W. E. Marchington and wife, by deed dated June 19, 1928 and recorded in Liber 1885 of Official Records, at page 285; thence Northwesterly along said Northeasterly line 316.47 feet; thence North 70° 35' East 42 feet to the intersection with a line drawn North 19° 25' West 316.47 feet from the point of beginning; thence South 19° 25' East 316.47 feet to the point of beginning.

THE POLICY TO BE ISSUED WILL NOT INSURE AGAINST:

1. Instruments, trusts, liens, easements, roads or highways, encumbrances, or rights or claims of parties in possession of any portion of the insured property, not shown by any public record of the County or City and County, or by the records of the Federal offices of the Division of the Federal District in which said property is situate.
2. The invalidity of tax sales, street assessments, leases, attachments, easements, declarations of homestead, building restrictions or money judgments mentioned as encumbrances in this policy.
3. Secret trusts, equities or defects in, or encumbrances upon, the title to the insured property known to the Insured, not disclosed to the Company in writing, or the invalidity in whole or in part of any mortgage or deed of trust by reason of the violation of the usury law.
4. Overlapping improvements, or any state of facts which a correct survey would show. City Zone or Set-Back Ordinance Restrictions.
5. Taxes of every character not yet payable.
6. Municipal taxes, or municipal and/or District proceedings for any public improvement, or any tax or assessment therefor unless otherwise herein specified, and then only when the amount of the assessment therefor has become fixed and shown as a lien at the date hereof, in the public office designated by law.
7. Mining claims and/or water rights and all matters relating thereto.

Dated at the City of Oakland, this 24th day of September, 1941 at 9:00 A.M.

ALAMEDA COUNTY-EAST BAY TITLE INSURANCE COMPANY,

By 



ALAMEDA COUNTY-EAST BAY TITLE INSURANCE COMPANY

IN BUSINESS CONTINUOUSLY SINCE 1861

14TH AND FRANKLIN STREETS

OAKLAND, CALIFORNIA

GLENCOURT 2070

No. 293929-25

DESCRIPTION OF LAND TO BE TAKEN

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

Beginning at a point on the Western line of the 2 1/2 acre tract of land conveyed by Jeremiah O'Regan to Wm. McLaren, by deed dated April 15, 1870 and recorded April 16, 1870 in Book 54 of Deeds, page 87, Alameda County Records, distant thereon North 19° 25' West 286.50 feet from the Northern line of Maud Avenue; continuing thence North 19° 25' West along the said line of land conveyed to McLaren 29.97 feet; thence South 70° 35' West 42 feet; thence South 19° 25' East 29.97 feet; thence North 70° 35' East 42 feet to the point of beginning.

143.25

143.25

(End of copy for #84)

IN THE CITY COUNCIL OF THE
CITY OF SAN LEANDRO
RESOLUTION NO. 549 C.M.S.

RESOLUTION OF ACCEPTANCE OF DEED IN CONNECTION WITH THE OPENING OF
DOLGREN AVENUE.

The City Council of the City of San Leandro do resolve as follows:

That the City of San Leandro hereby accepts the conveyance to it for public purposes of that real estate described in that deed executed by L. G. Pumphrey and Sallie Leona Pumphrey, his wife,
_____, dated March 18, 1943,
and authorizes the attachment of this resolution to such deed.

Introduced by Councilman Dalton and adopted this
5th day of April, 1943 by the following called vote:

AYES: Councilman Dalton, Groves, Stuer (5)
Thomas Lawrence

NOES: None (0)

ABSENT: None (0)

Helw L. C. Lawrence
Mayor of the City of San Leandro

Attest:

E. F. Hutchings
City Clerk

I hereby certify that the above is a true and correct copy of Resolution No. 549, C.M.S. the original of which was passed and adopted by the City Council of the City of San Leandro, California. irregular meeting assembled on the 5th day of April 1943.

E. F. Hutchings
City Clerk.



CITY CLERK

[Handwritten signature]

certified that the above is a true and correct copy of
the resolution of the City Council of the City of New York
passed on the 24th day of May, 1912, and the original of which was
deposited in the City Clerk's office on the 24th day of May, 1912.

CITY CLERK

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CITY CLERK

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CITY CLERK

(10)

CITY CLERK

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CITY CLERK