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July 23, 1997

Lewis Maldonado, Esq.
ORC-3
U.S. Environmental Protection Agency
75 Hawthorne Street
San Francisco, CA 94105

Re: BPOU Perchlorate PRPs

Dear Lewis:

Enclosed are materials which we believe support the naming of additional Special Notice PRPs who used perchlorates in the BPOU.

During the Second World War, Day & Night Manufacturing Company owned approximately half of what has been referred to as the historic Aerojet site in Azusa. Enclosed is a title search of the historic Aerojet site. It shows that the western half of this property was acquired by Day & Night Mfg. Co. in September and October of 1942. Day & Night owned the property until February 1947. At that time, it sold the property to Earnest and Alice Metzner. The Metzners, in turn, sold and/or leased with an option to purchase, the eastern half of the former Day & Night property to Aerojet.

Starting in May 1943, most of the remainder of the Aerojet site to the east of the Day & Night property was acquired by the Defense Plant Corporation, a subsidiary of the

Reconstruction Finance Corporation, a federally owned entity. Aerojet operated this property under a series of contracts with the United States during and immediately after the war. This property was eventually sold to Aerojet in July 1948.

The second packet of materials includes portions of the quarterly histories prepared by the Los Angeles Ordnance Region of the San Francisco Regional Office of the Ordnance Department of the Army. These record the progress of various wartime ordnance contracts. Prominent in all the histories available (histories for 1944 are missing) are reports on the production of photoflash bombs by Day & Night at the Azusa facility starting in the first quarter of 1943. These reports indicate that Day & Night was producing up to 5,500 bombs a month. A main component of the bombs was potassium perchlorate. The company also had contracts for signal flares with a composition of either 25% or 50% potassium perchlorate. A 1967 Army manual indicates that photoflash bombs are a mixture of 30% barium nitrate, 40% aluminum and 30% potassium perchlorate.

In May 1943, the histories report an accident wherein two Day & Night employees and one War Department employee were killed in an explosion of waste material being disposed of in an adjacent rock quarry, which we believe to have been the Kincaid pit as it is adjacent to the site. The history notes:

> "No order for this disposal had been issued by the Production Division, and the method and quantity involved were in violation of established procedure."

A newsclip from the same period indicates that the waste material was potassium "chlorate."

A second reference in the histories refers to a report from the "resident inspector," presumably a War Department employee, about the accumulation of several hundred pounds of waste material in June 1945 which had to be destroyed. The history continues:

> "Disposition and instruction on this material were requested from SFOD, and it was ultimately planned that this waste powder and large accumulation of waste stars from Day & Night Flare's contract (W-04-200-Ord-1204) should be destroyed under the supervision of a Bomb Disposal Unit assigned by the Ninth Service Command, after all such waste pyrotechnic material had been accumulated upon termination of the contract. It was learned during August, however, that Day & Night had destroyed all this waste material themselves without supervision and without mishap. At the

end of August, there still remained in the plant approximately 20,000 rejected, complete aircraft signals to be destroyed."

Also enclosed is an Aerojet Engineering Corporation site map dated May 22, 1945, showing the western portion of the historic Aerojet site as the "premises of Day & Night Flare Corp." On the map, the Day & Night portion is almost totally made up of ordnance mixing stations with large earthen berms surrounding them.

The Ordnance histories would tend to suggest that most of the Day & Night contracts were canceled at the end of the war. However, considering that the land was not sold until February 1947, there may have been some contracts continuing for a period after the war when our forces were still stationed in Europe and the Pacific.

Corporate History of Day & Night

The third packet of material contains the corporate history of Day & Night which was originally incorporated as Day & Night Solar Heater Co. in 1911. After several name changes, it became Day & Night Manufacturing Company in 1929. On December 31, 1943, after executing a number of photoflash bomb contracts, Day & Night Mfg. Corp. formed a wholly owned subsidiary, Day & Night Flare Corporation, to continue the manufacture of flares and photoflash bombs for the US Army. Day & Night Flare was dissolved back into Day & Night Manufacturing in early 1947. Thus, while Day & Night Flare Corp. may have been the operator of the premises for some of the ordnance contracts, Day & Night Manufacturing was both an owner and operator for production of the same materials.

In April 1945, Day & Night Manufacturing Corp. was acquired by Dresser Industries Inc. through an exchange of stock. The production of flares and photoflash bombs was still in progress at that time.

In January 1949, Dresser entered into an asset transaction with Affiliated Gas Equipment Inc., to transfer the assets of Day & Night and two other heater companies. We have enclosed a filing with the SEC which establishes that the Affiliated Gas Equipment continued with the same management, employees, trademarks, trade names, and business relationships of Day & Night. As stated in the registration statement:

"There would be continuity of employees, supervisory personnel and physical location.

> "Since the plan contemplates the retention by the Company of the services of the executive and other personnel of the three corporations, no interruption in the continuity of present business operations is expected." Registration Statement p. 4.

Day & Night Manufacturing Corp. was then dissolved into Dresser Industries which absorbed all remaining assets.

In February 1955, Affiliated Gas Equipment Inc. was merged into Carrier Corporation, which in turn, in July 1979, was merged into United Technologies Holding Corporation.

We believe that Dresser Industries is clearly an appropriate special notice PRP. It acquired Day & Night when it was still the owner of the Azusa facility and still making photoflash bombs and flares through itself and its flare subsidiary. Dresser then dissolved Day & Night as its 100% shareholder and appropriated the sale value of the assets acquired by Affiliated Gas Equipment.

We also believe that United Technologies is an appropriate special notice PRP since Affiliated Gas took on the assets of Day & Night Manufacturing as a continuing business involving the same officers, employees, locations, and business relationships. Affiliate Gas, through two mergers, leads directly to United Technologies Holding Corp.

We are still investigating the status the United States as an "arranger" for the disposal of Day & Night perchlorate waste material. It appears clear from the Ordnance histories that Army Ordnance had regulations affecting the disposal of explosive materials and supervised the disposals with its own personnel. It also had a resident inspector overseeing the manufacturing and waste disposal processes.

We are continuing to examine the relationship of VOCs to perchlorate use. A key to the safety procedures in the production of photoflash bombs and flares was the cleaning of the mixing and production equipment due to the constant danger of explosions. We are investigating whether this may have been accomplished with carbon tetrachloride, the solvent of choice at that time.

We are continuing to search for other potential users of perchlorates such as munition and fireworks manufacturers.

Sincerely,

Peter R. Taft

PRT:mlp
[402025.1]

Attachment to Peter R. Taft
Letter of July 23, 1997
Re Baldwin Park Operable Unit

Title Search of Historic Aerojet Property

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
LOT A Porter Albright Tr

CH 1

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Burton	Day-Night Manuf. Co	D 322	10	14	42	19655-30
2	Day-Night Manuf. Co.	Day-Night Flare Corp.	D 943	2	19	47	24278-214
	Day-Night Flare Corp	E. K. Metzner	D 944	2	19	47	24278-183
4	Metzner	Aerojet Eng. Corp	LSE 1304	6	13	49	30296-373
5	Metzner	Aerojet Eng Corp	D 1156	7	13	49	30526-354
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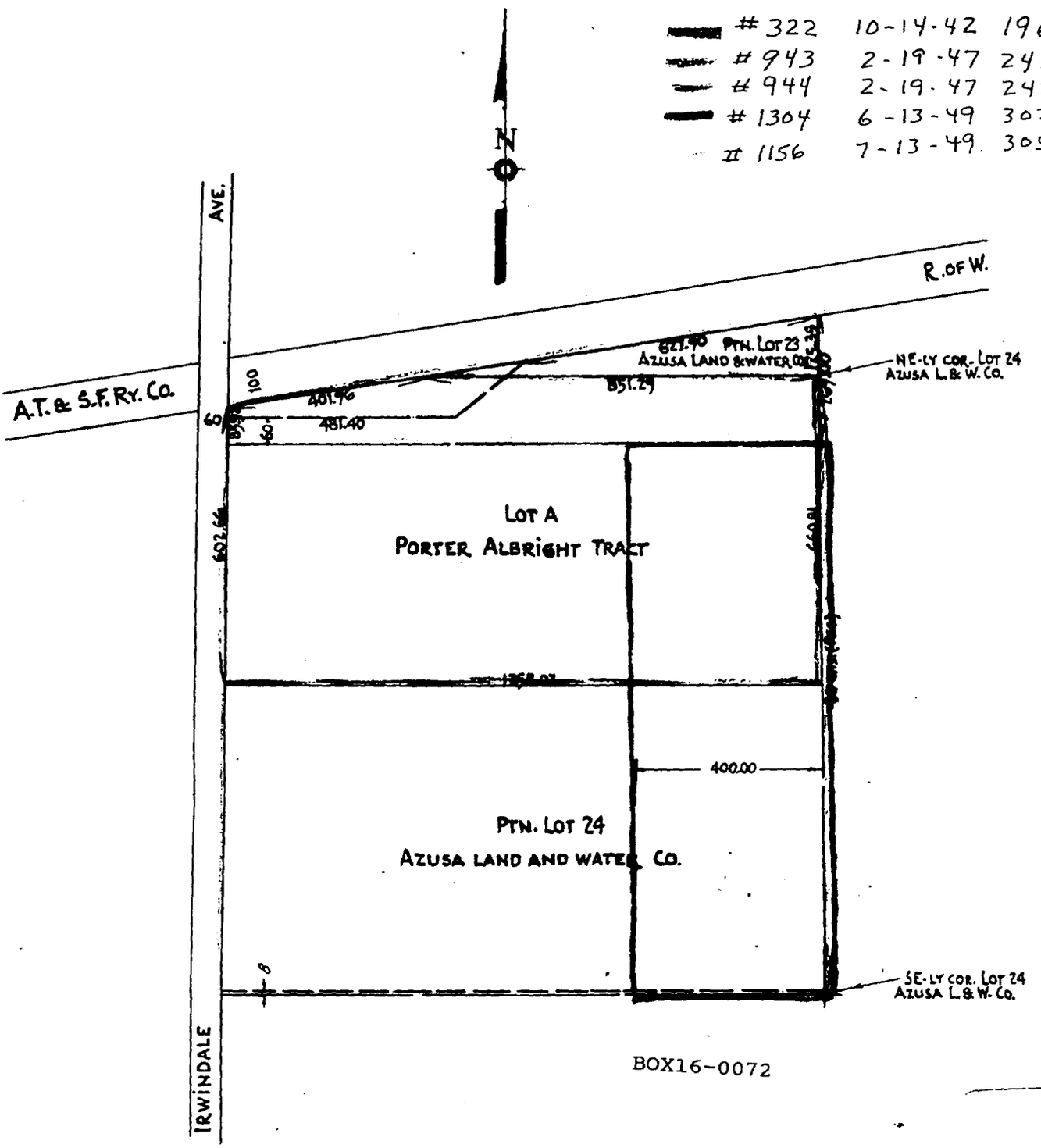
BOX16-0071

D 2529

PORTION OF LOTS 23 & 24 SUB'N. NO. 2 OF
AZUSA LAND & WATER CO.
ALSO PORTION OF LOT "A" OF PORTER ALBRIGHT TRACT

# 322	10-14-42	19655-30
# 943	2-19-47	24278-214
# 944	2-19-47	24278-183
# 1304	6-13-49	30296-373
# 1156	7-13-49	30526-354



BOX16-0072

THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RI

State of California, County of Los Angeles) ss. On this 11th day of September, 1948, before me, the undersigned, a Notary Public in and for said County, personally appeared Leon A. Friedrich and Florence R. Friedrich, husband and wife, 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.

(SEAL) Henry N. Klumpp Notary Public in and for said County and State.

#196. Copy of original recorded at request of Title Insurance & Trust Co. Oct.13,1948 at 8:30 A.M. Copyist #132. Compared. HAMR B. BEATTY, County Recorder. By A. Sharp (249) Deputy.
$1.00-3-L

U.S.I.R.S. $4.40 Cancelled JOINT TENANCY DEED

In consideration of $10.00, receipt of which is hereby acknowledged, I/WE ELIZA A.TREETER a married woman, do hereby GRANT TO HOWARD L. BRANDOW and LELA MAY BRANDOW, husband and wife, AS JOINT TENANTS, all that real property in the City of Huntington Park, County of Los Angeles, State of California, described as: Lot Six (6) and the North 30 feet of Lot Seven (7) in Block Eight (8) of Tract Number Thirty-one Hundred Fifty-eight (3158) as per map recorded in Book 33,page 28 of Maps,in the office of the County Recorder of said County.
WITNESS my hand this 6th day of October, 1948.

Elisa A. Treeter

State of California County of Los Angeles) ss. On this 6th day of October,1948, before me, D. R. Morrison, a Notary Public in and for said County, personally appeared Elisa A. Treeter, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same.
WITNESS my hand and official seal.

(SEAL) D. R. Morrison Notary Public in and for said County and State.

#196. Copy of original recorded at request of Title Insurance & Trust Co. Oct.13,1948 at 8:30 A.M. Copyist #132. Compared. HAMR B. BEATTY, County Recorder; By A. Sharp (249) Deputy
$1.00-3-L

GRANT DEED JOINT TENANTS, W. W RIGHT OF SURVIVORSHIP.

In consideration of $10.00, receipt of which is acknowledged, W. G. Ness, a widower, whose permanent address is Los Angeles, California, do hereby grant to W. G. Ness, a widower, and Clara Wilson, a widow, as Joint Tenants, with right of survivership, whose permanent address is Los Angeles, California, the real property in the County of Los Angeles, State of California, described as: Lots 16 and 17 in Block 10 Tract No. 8889, in the County of Los Angeles,State of California, as per map recorded in Book 196 Pages 1 to 13 inclusive of Maps,in the office of the County Recorder of said County.
Subject to rights, reservations, restrictions and etc. of records.
Dated this 10th day of September,1948.

W. G. Ness

State of California County of Los Angeles,) ss. On this 10th day of September, 1948, before me, BLANCHE W. HALL, a Notary Public in and for said County,personally appeared W. G. NESS, a widower, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same.
Witness my hand and official seal.

(SEAL) Blanche W. Hall Notary Public in and for said County and State. My Commission Expires July 28,1944.

#190. Copy of original recorded at request of Grantee Oct.13,1948 at 8:30 P.M.Copyist #132. Compared. HAMR B. BEATTY, County Recorder. By A. Sharp (249) Deputy.
$1.00-6-P

U.S.I.R.S. $8.80 Cancelled GRANT DEED 19655.30

Murdock T. Burton, In consideration of Ten Dollars to him in hand paid, the receipt of which is hereby acknowledged, does hereby GRANT to Day & Night Manufacturing Company, a corporation, all that real property situated in the County of Los Angeles,State of California,described as follows: Lot "A" of the Porter Albright Tract,as per map recorded in Book 161 Page 80 of Maps,records of said County. Subject to: 1.Taxes for fiscal year 1948-49. 2. Covenants,conditions, restrictions,reservations,rights rights of way,easements and the exception of water on or under said land,now of record, if any. WITNESS his hand this 28 day of September,1948.

Murdock T. Burton

STATE OF XXX OHIO COUNTY OF HAMILTON) ss On this 30th day of September, 1948, before me, Raymond Rees, a Notary Public in and for said County, personally appeared Hardesk T. Burton, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same.

WITNESS my hand and Official Seal.

(SEAL) Raymond Rees NOTARY PUBLIC
in and for said County and State. RAYMOND REES Notary Public, Hamilton County, Ohio
My commission Expires Aug. 12, 1949

THE STATE OF OHIO, COUNTY OF HAMILTON) SS. I, ELMER F. HUNSICKER, Clerk of the Common Pleas Court, the same being a court of record of the aforesaid county, having by law a seal do hereby certify that Raymond Rees, Esq., whose name is subscribed to the attached certificate of acknowledgment, proof or affidavit, was at the time of taking said acknowledgment, proof or affidavit a NOTARY PUBLIC duly commissioned and sworn and residing in said County, and was, as such, an officer of said state, duly authorized by the laws thereof to take and certify the same, as well as to take and certify the proof and acknowledgment of deeds and other instruments in writing to be recorded in said state, and that full faith and credit are and ought to be given to his official acts; and I further certify that I am well acquainted with his handwriting, and verily believe that the signature to the attached certificate is his genuine signature. I further certify that the filing or the impression of the notary seal is not required in this state.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 30th day of September, 1948.

(SEAL) Elmer F. Hunsicker Clerk of Common Pleas Court
Hamilton County, Ohio.

#328. Copy of original recorded at request of Title Insurance & Trust Co. Oct.14,1948 at 8:30 A.M. Copyist #132. Compared. HAYE H. HEATH, County Recorder.
$1.00-S-W By Jim Miller (1005) Deputy.

This Deed of Trust, Made this 3rd day of October, 1948, Between JOSEPH N. KONNOFF and JUNE L. KONNOFF, his wife, herein called TRUSTOR, whose address is 3366 Sequoia Avenue South Gate California (Street and Number City State) South Gate Escrow & Safe Deposit Co., A California corporation, herein called Trustee, and JOHN J. HORNER and ANNA L. HORNER his wife as Joint Tenants, herein called BENEFICIARY, Witnesseth: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, all that property in the City of South Gate, County of Los Angeles, State of California, described as: Lot 8773 of Tract Number 8772, as per map recorded in Book 85 Page 49 of Maps, in the office of the County Recorder of said County. TOGETHER WITH any award for all or any portion of said property resulting from any exercise of the right of eminent domain; and TOGETHER WITH the rents, issues and profits, thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits. For the purpose of Securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained.

RECONVEYANCE Book 23714 Pg. 758 Official Records

$2750.00 Huntington Park, California, October 3rd, 1948.

In installments as herein stated, for value received, I promise to pay to JOHN J. HORNER and ANNA L. HORNER, his wife, as Joint Tenants, or order, at South Gate, California, the sum of Twenty seven Hundred Fifty and no/100 Dollars, with interest from date hereof on unpaid principal at the rate of six per cent per annum; principal and interest payable in installments of Fifty and no/100 Dollars or more on the 3rd day of each calendar month, beginning on the 3rd day of December, 1948, and continuing until the sum of $1000.00 has been paid on the principal of this note; then in installments of $55.00 or more per month, and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to SOUTH GATE ESCROW & SAFE DEPOSIT CO., a California corporation. In addition to the payments set out above the further sum of $100.00 is due and payable on or before November 3rd, 1948.

JOSEPH N. KONNOFF
JUNE L. KONNOFF

BOX16-0074

24278-214

CRW 2/19/47 2330746 943

DEED

DAY & NIGHT MANUFACTURING COMPANY
DAY AND NIGHT FLARE CORP
IR S 33.55

PARC 1: LT "A" OF PORTER ALBRIGHT TR 161/50 MPS
PARC 2: LT 24 OF SUBDIVN NO. 2 OF AZUSA LAND & WATER COMPANY, 43/94 MR
EXC THAT POR IN SD PORTER ALBRIGHT TR
ALSO EXC THAT POR LYING W OF THE E LN OF IRWINDALE AVE AS SHWN ON SD TR
PARC 3: THAT POR OF LT 23 OF SUBDIVN NO. 2 OF LANDS OF AZUSA LAND AND WATER CO., 43/94 MR
LYING S OF THE ATCHISON, TOPEKA AND SANTA FE RAILROAD R/W, 100 FT WIDE, AS SHWN ON PORTER ALBRIGHT TR 161/50 MPS
SUB TO CE R/W EASE OF REC

NO CC RR 12/31/43

DUNN & STURGER, BOX 410, MONROVIA CAL., ATTN [illegible] MONTOYA

BOX16-0075

CRW 2/19/47 2330746 944

DEED

DAY & NIGHT FLARE CORPORATION
E K METZNER
IRS 71.50

PARC 1: LT "A" OF PORTER ALBRIGHT TR 161/50 MPS
PARC 2: LT 24 OF SUBDIVN NO. 2 OF AZUSA LAND & WATER CO. 43/94 MR
EXC THAT POR IN SD PORTER ALBRIGHT TR
[illegible] OF THE E LN OF IRWINDALE AVE AS

ARC 3: THAT POR OF LT 23 OF SUBDIVN NO. 2 OF LANDS
OF AZUSA LAND AND WATER CO., 43/94 MR
LYING S OF THE ATCHISON, TOPEKA AND SANTA FE RAILROAD R/W,
100 FT WIDE, AS SHWN ON PORTER ALBRIGHT TRK 161/50 MPS
SUB TO CR R/W EASE OF REC
NO CC RR 12/31/43

DUNN & STURGER, BOX 410, MONROVIA CAL....ATTN STURGEON MONTOYA 2

CRW 24278-183 2/19/47 2330746 944

DEED

DAY & NIGHT FLARE CORPORATION — E K METZNER IRS 75.50

PARC 1: LT "A" OF PORTER ALBRIGHT TR 161/50 MPS
PARC 2: LT 24 OF SUBDIVN NO. 2 OF AZUSA LAND & WATER CO. 43/94 MR
EXC THAT POR IN SD PORTER ALBRIGHT TR
ALSO EXC THAT POR LYING W OF THE E LN OF IRWINDALE AVE AS SHWN ON SD TR
PARC 3: THAT POR OF LT 23 OF SUBDIVN NO. 2 OF LANDS OF AZUSA LAND AND WATER CO 43/94 MR
LYING S OF THE ATCHISON, TOPEKA AND SANTA FE RAILROAD R/W, 100 FT WIDE, AS SHWN ON PORTER ALBRIGHT TR, 161/50 MPS

SUB TO CRR R/W EASE OF REC

NO CC RR 10/30/46

DUNN & STURGER, BOX 410, MONROVIA, CAL....ATTN STURGEON MONTOYA 2

BOX16-0076

HS 2/19/47 2574147 945

LEASE WITH OPTION TO PURCHASE

THIS INDENTURE made and entered into in duplicate original as of the 1st day of June 1949, by and between [redacted], and ALICE [redacted], husband and wife, their heirs, executors, administrators and assigns, Lessor, and [redacted] ENGINEERING CORPORATION, a corporation duly qualified to do business within the State of California, its successors and assigns, Lessee, evidences the grants, covenants and agreements now made by and between the parties with reference to the following described premises, to wit:

That portion of Lot 24, of Subdivision No. 2, Azusa Land and Water Company, as shown on map recorded in Book 43, Page 94 of Miscellaneous Records, in the Office of the Recorder of the County of Los Angeles, and that portion of Lot A, Porter Albright Tract, as shown on map recorded in Book 161, Page 50 of Maps, in the Office of said recorder, situated in the County of Los Angeles, State of California, lying within the following described boundaries:

Beginning at a point on the easterly line of said Lot A, that is southerly thereon 269.00 feet from the intersection of the southerly line of the "A.T. & S.F. Ry.", as shown on the map of said Porter Albright Tract with the easterly line of Lot 23, of Subdivision No. 2, Azusa Land and Water Company, as shown on map recorded in Book 43, Page 94 of Miscellaneous Records, in the Office of the Recorder of the County of Los Angeles, measured along the easterly line of said Lot 23 and along the easterly line of said Lot A; thence southerly along said easterly line of said Lot A and along the easterly line of said Lot 24 to the southeast corner of said Lot 24; thence westerly along the southerly line of Lot 24 to a line parallel with and 400.00 feet westerly, measured at right angles from the easterly line of said Lot 24; thence northerly along said parallel line to the point of intersection of said parallel line and a direct line running westerly from the point of beginning to a point in the westerly line of said Lot A that is southerly thereon 85.92 feet from the said southerly line of the "A.T. & S.F. Ry."; thence easterly along said direct line to the point of beginning. Containing 10.8 acres more or less.

1. Lessor, being the owner of said premises does hereby lease the same for a term of ten years from and after the 1st day of June, 1949, and in connection with such demise covenants with the Lessee that conditioned upon its performance and observance of the Lessee's covenants herein, it shall have the quiet and peaceable possession of said premises during the term, subject, however, to the right of Lessor to utilize the same at his own risk and without prejudice or hazard to Lessee or to Lessee's right to use the same as a buffer strip, and also does hereby grant to it the privilege of purchasing said premises at a purchase price of $25,[redacted] at any time after the expiration of the lease term hereunder and prior to August 1, 1959.

Notice of Lessee's intention to make such purchase shall be in writing and shall be directed to the Lessor at 350 North Irwindale Ave., Azusa, California, whereupon an escrow shall be established at a convenient branch of the BANK OF AMERICA N. T. & S. A., or the SECURITY FIRST NATIONAL BANK OF LOS ANGELES, and the purchase price thereof shall be paid by the Lessee to the Lessor through such escrow.

Lessor agrees to convey said premises subject only to the leasehold estate hereby created to the Lessee by a grant deed accompanied by a policy of title insurance issued by the TITLE INSURANCE & TRUST COMPANY OF LOS ANGELES which shall show a good title in fee simple vested in Lessee except for the leasehold estate passing under this conveyance and the said title shall be free from encumbrances other than such as have been created or suffered by the Lessee and/or for the discharge of which it is liable under the terms hereof.

In the event of the exercise by Lessee of the option for purchase herein granted, it is understood and agreed that all buildings and structures except the dormitory hereinafter referred to in Article 4. presently owned by Lessor and existing upon the within leased premises, together with the fence located upon the northerly and southerly boundaries thereof, including the lights attached thereto, shall be and become the property of the purchaser thereof, to wit, the Lessee herein, provided however that in such event the existing fence along the east boundary of the herein demised premises shall, at the cost and expense of the Lessee herein, be removed to approximately the new west property line, and said fence as re-established shall be and remain the property of the Lessor.

2. The Lessee agrees that it shall pay to the Lessor at 350 North Irwindale Ave., Azusa, California, or at such place in the City of Azusa as Lessor may, from time to time, designate in writing, rent in the amount of $150.00 per month. Payment of $1800.00 representing the first year's rent hereunder is hereby acknowledged by Lessor. Rental payments commencing with the second year of the lease term herein demised shall be made at the rate of $150.00 per month payable monthly in advance and shall commence the 1st day of June, 1950.

In the event that Lessee shall exercise its right to purchase the within leased premises, it is understood and agreed that Lessor shall have

and is hereby given the right to reserve to itself an easement for two water pipes not to exceed six inches in diameter for the purpose of carrying water across the within leased premises. It is further understood and agreed that the said easement reserved to the Lessor may be relocated by Lessee should its present location interfere with Lessee's use of the herein optioned premises, it being understood, however, that the cost of such relocation shall be borne by Lessee. Such right of relocation may also be exercised upon like terms and conditions throughout the term herein granted.

3. Throughout the lease term herein Lessor shall pay the taxes upon the said premises, and all assessments or other public charges hereafter during said term levied or assessed, and shall, at all times, save harmless the Lessee from payment thereof, or the payment of any claims or demands becoming chargeable against or payable in respect of said premises or the use and occupancy thereof. Permission is hereby granted Lessee to construct upon the within described premises such buildings or structures as may, in the judgment of Lessee, be necessary, convenient or useful to the business of Lessee and in the event Lessee chooses to exercise such right, it shall fully pay and discharge the additional taxes or assessments which shall be levied against the premises by reason of such construction by Lessee, together with an increased rental in a sum to be agreed upon between the parties hereto.

It is further agreed that such buildings or structures shall be and remain the property of Lessee and at the conclusion of the lease term, Lessee shall have, and is hereby given the right to remove such buildings or structures as it may erect upon the leased premises.

4. The parties agree that there is established upon the said premises a dormitory building and that the continued existence of the same at its present location may be inconvenient to Lessee, and possibly will deprive it of the full enjoyment of the leased premises. Lessee is hereby given the right to remove the said building from its existing location to a new site selected by Lessor upon property of the Lessor which is contiguous to the herein leased premises, provided, however, that the cost of such removal and re-establishment of the said structure in a condition relatively the same as prior to such removal shall

be at the sole expense of the Lessee and without cost to the Lessor.

It is understood and agreed that the use of the existing structures upon the land herein leased is not by the terms of this instrument demised to the Lessee herein, provided, however, that should Lessee at any time elect to utilize the said structures presently existing thereon and owned by the Lessor, Lessee may do so upon the condition that it shall pay in advance monthly to the Lessor for the use of said structures a sum to be mutually agreed upon.

5. If prior to exercise of the option of purchase herein provided for, any portion of the leased premises be taken by appropriation to public use or under right of eminent domain, such option of purchase shall thereafter apply to the remaining portion of the premises, except that there shall be an abatement of the amount of the purchase price corresponding to the proportion which the value of the land so taken may bear to the value of the entire premises (exclusive of improvements) at the time of such taking of the same. In case of any such taking at any time during the continuance of the term of this lease there shall be a like proportionate abatement of the rent thereafter to be paid, and of the amount awarded for such taking of such portion of the leased premises the Lessor shall receive the then present worth of his reversionary estate and the remainder of the amount of such award shall be received by the Lessee as its portion of such damages.

If the entire premises be so taken during the term hereof, this lease shall thereupon be taken to be wholly terminated and the award received for the entire taking of the same shall be divided between the parties in like manner as above provided.

6. Lessee, with the consent of Lessor, hereby reserves to itself the right to cancel the within instrument together with all of the duties and obligations attendant thereupon, by giving to the Lessor thirty days notice of its intention so to do, which said notice shall be in writing and directed to the Lessor at 350 North Irwindale Ave., Azusa, California. Such notice of cancellation may be exercised by the Lessee during any time within the lease term and such notice shall be accompanied by a payment of five hundred dollars ($500.00) by the Lessee to the Lessor.

7. It is further understood and agreed that neither the Lessor nor any person or persons claiming or deriving title from them, shall, at any time prior to the expiration of the option period herein granted, erect upon the within leased premises any building or structure without the consent and approval of the Lessee being first had and obtained.

IN WITNESS WHEREOF the parties hereto have executed this instrument, the Lessor by affixing their hands and seals, and the Lessee by its proper officer thereunto authorized and its corporate seal affixed, as of the day and year first above written.

Ernest Kurt Metzner

Alice Metzner

Lessor

ARMOUR ENGINEERING CORPORATION

By A. H. Rudd, Executive Vice President

Lessee

STATE OF CALIFORNIA)
) SS:
COUNTY OF LOS ANGELES)

On June 8, 1949 before me, the undersigned, a Notary Public in and for said County and State, personally appeared ERNEST KURT METZNER AND ALICE METZNER, known to me to be the persons whose names are subscribed to the within instrument acknowledged that they executed the same.

WITNESS my hand and official seal.

CHRISTINE A. HUBERTZ
State of California, County of Los Angeles
My Commission Expires Jan. 14, 1962

Christine A. Hubertz
Notary Public in and for said County and State

STATE OF CALIFORNIA)
) SS:
COUNTY OF LOS ANGELES)

On June 8, 1949 before me, the undersigned, a Notary Public in and for said County and State, personally appeared ARTHUR H. RUDD, known to me to be the Executive Vice President of the Corporation that executed the within instrument, known to me to be the person 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.

Evelyn E. Graves
Notary Public in and for said County and State
My Commission Expires August 31, 1952

BOX16-0081

BK 30296 PAGE 378

DOCUMENT No. 1304
RECORDED AT REQUEST OF
Wm. J. Donahue
JUN 13 1949
45 9 AM
BK 30296 PAGE 373
IN OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 4.10 Folios
NAME B. BEATTY, County Clerk
Deputy

RECORDED AT REQUEST OF
1304
Wm. J. Donahue
311 Fir St. Trust Bldg.
Pasadena 1, Calif.

4.10
28

Recorded and compared: NAME B. BEATTY, County Recorder, By _____ Deputy

J.S.R.S. §18.15

Grant Deed

M. Christine Sieverling, a married woman.

In consideration of - - - - TEN AND NO/100 - - - - - - Dollars

to her in hand paid, the receipt of which is hereby acknowledged, do hereby

GRANT to Ralph H. Clemons and Elizabeth A. Clemons, husband and wife as joint tenants.

all that real property situated in the County of Los Angeles

State of California, described as follows:

Lot 65 of Tract No. 11214 in the City of Pasadena, as per map recorded in Book 196 Page 20-21 of Maps in the office of the County Recorder of said County.

WITNESS my hand this 2nd day of June 19 49

M. Christine Sieverling

BOX16-0082

30526 354

PLACE INTERNAL REVENUE STAMPS IN THIS SPACE

Grant Deed

Form 106 Rev. 11-47

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

Affix I. R. S. $ [illegible]

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

[illegible] and [illegible], husband and wife, do hereby

GRANT to

[illegible] CONSTRUCTION COMPANY, a California corporation

the real property in the County of Los Angeles
State of California, described as: That portion of Lot 23, of Subdivision No. 2, [illegible] Miscellaneous Records, in the office of the recorder of the County of Los Angeles, and that portion of Lot 1, Tract [illegible], as shown on map recorded in Book 101, Page [illegible] of Maps, in the office of said recorder, situated in the County of Los Angeles, State of California, lying within the following described boundaries:

Beginning at the intersection of the northerly line of the "[illegible]", as shown on map of said tract, with the easterly line of said Lot 23; [illegible] said easterly line [illegible] line of said Lot 23, a distance of 29.00 feet; thence [illegible] in a direct line [illegible] Lot [illegible], said [illegible] Lot 23, [illegible] easterly line; thence northerly along said [illegible] line to a line parallel and [illegible] southerly, measured at right angles from said direct line; thence [illegible] along said parallel line 261.00 feet; thence [illegible] line to a point in said easterly line that is [illegible] 227.00 feet [illegible] point of beginning; thence [illegible] along said easterly line to the point of beginning.

Containing [illegible] acres more or less.

[illegible]

1. [illegible] Los Angeles [illegible].

2. [illegible] covenant [illegible] hereto, [illegible] herein and made a part hereof by reference.

1. According to Grantors [illegible] use in a reasonable [illegible] spur track [illegible] angle.

2. [illegible] use in a [illegible] embed [illegible].

3. [illegible] the junction of a single track in the private roadway [illegible] spur track, [illegible] along [illegible] to and [illegible] line of the [illegible] spur track, to the [illegible] Lot 23, of Subdivision No. 2, [illegible] in Book 43, Page [illegible] Miscellaneous Records, [illegible] of said tract, [illegible] Lot 1, of said Tract [illegible], as shown on map recorded in Book 101 [illegible] Maps, in the office of said recorder, [illegible] in the County of Los Angeles, State of California, lying [illegible] southerly of the [illegible] parcel of land [illegible] southerly of said [illegible] roadway", is hereby [illegible] and exclusively to the **Grantee** owners of said land lying southerly of the aforesaid parcel.

4. According to Grantors title to the existing spur track, also the ballast and to any additional spur track upon the herein described property hereafter constructed by the Grantor or his successors.

5. The parties covenant that no fence shall be erected along the northerly boundary of the herein described property commencing at the point where it is bounded by [illegible] fence as it now exists, and continuing easterly to the easterly boundary of the existing spur track.

BOX16-0083

BOOK 30526 PAGE 355

Dated: June 17, 1949

E. H. Metzger
Owner

Alice Metzger
Vice Owner

STATE OF CALIFORNIA
COUNTY OF Los Angeles } SS.

On June 17, 1949
before me, the undersigned, a Notary Public in and for said County and State, personally appeared Owner and Vice Owner

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.

(Seal) Notary Public in and for said County and State

My Commission Expires October 2, 1950

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT No. 1156
RECORDED AT REQUEST OF
TITLE INSURANCE & TRUST CO.

JUL 13 1949 AT 8 A. M.

BOOK 30526 PAGE 351
IN OFFICIAL RECORDS
County of Los Angeles, California

Fee $2.20

MAME B. BEATTY, County Recorder

By Deputy

L 1156

Recorded and compared:: MAME B. BEATTY, County Recorder, By Deputy

L-1917

Full Reconveyance

WHEREAS, ALHAMBRA BOND COMPANY, a corporation, of Alhambra, California, as Trustee under Deed of Trust dated March 1, 1945, made by VALLIE M. KIESCHNICK, a married woman and ROBERT A. MOSS, an unmarried man, daughter and father

Trustor, and recorded as instrument No 656, March 3, 1945 in Book 21737 Page 189 of Official Records in the office of the Recorder of Los Angeles County, California,

has received from Beneficiary thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid and that said Deed of Trust and the note or notes secured thereby have been surrendered to said Trustee for cancellation;

NOW THEREFORE, in accordance with said request and the provisions of said Deed of Trust, ALHAMBRA BOND COMPANY, as Trustee, does hereby reconvey, without warranty, to THE PERSON OR PERSONS LEGALLY ENTITLED THERETO, the estate now held by it thereunder.

IN WITNESS WHEREOF, ALHAMBRA BOND COMPANY, as Trustee, has caused its corporate name and seal to be hereto affixed by its President and Secretary, thereunto duly authorized, this 5th day of July, 1949

ALHAMBRA BOND COMPANY, as Trustee,

By A. G. Kruse
President

Attest S. A. Forman
Secretary

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } ss.

On this 5th day of July, 1949 before me, the undersigned, a Notary Public in and for said County, personally appeared A. G. Kruse known to me to be the President, and S. A. Forman known to me to be the Secretary of the ALHAMBRA BOND COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the persons who executed the same on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.

WITNESS my hand and official seal.

Margaret E. Micenard
Notary Public in and for said County and State

My Commission Expires April 2, 1952

BOX16-0084

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
LOT 23
AZUSA LAND & WATER NO 2

CHAIN OF TITLE

CH2

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Azusa Foothill Citrus Co	Day-Night Manuf. Co	D 291	10	28	42	19685-51
2	Day-Night Manuf. Co	Day-Night Flare Corp	D 943	2	19	47	24278-214 } See
3	Day-Night Flare Corp	E.K. Metzner	D 944	2	19	47	24278-183 } Chain
4	E.K. Metzner	Aerojet Eng. Corp	D 1156	7	13	47	30526-354 } for full
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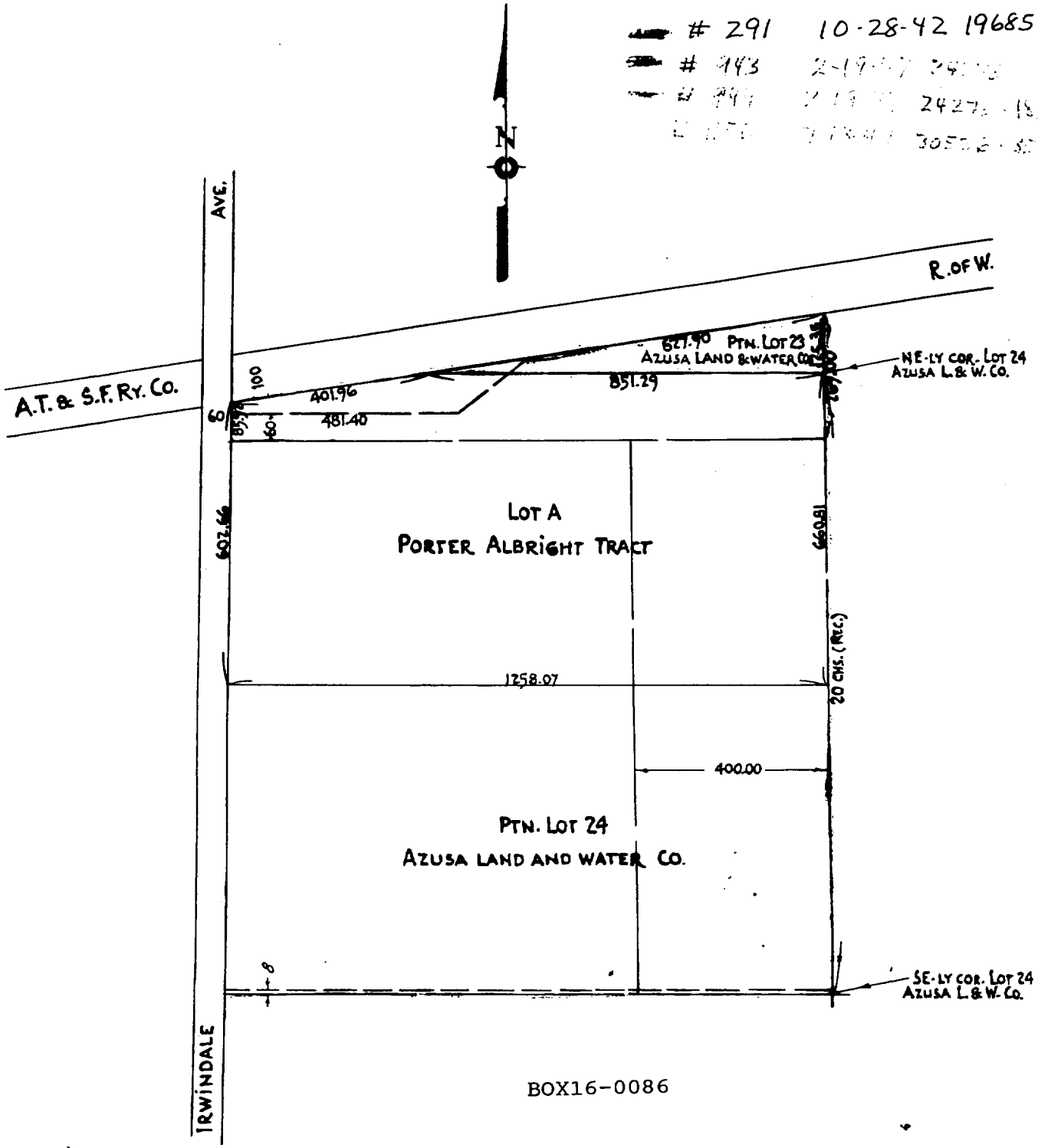
BOX16-0085

1D 2529

M.D. 364 5012
364 5011

PORTION OF LOTS 23 & 24 SUB'N. NO. 2 OF
AZUSA LAND & WATER CO.
ALSO PORTION OF LOT "A" OF PORTER ALBRIGHT TRACT

291 10-28-42 19685-51
943
941 2427
30576



BOX16-0086

THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS.

26

STATE OF CALIFORNIA

BANK AND CORPORATION FRANCHISE TAX COMMISSIONER

INCOME TAX DIVISION

CERTIFICATE OF AMOUNT OF TAX, INTEREST AND PENALTY DUE

(Filed pursuant to Section 28, The Personal Income Tax Act, as amended by Chapter 56, Statutes of 1940)

CERTIFICATE NO. LA-1208

STATE OF CALIFORNIA, COUNTY OF SACRAMENTO LOS ANGELES)ss

I, CHARLES J. McCOLGAN, the duly appointed, qualified and acting Franchise Tax Commissioner of the State of California, and as such the administrator of the Personal Income Tax Act, Chapter 329, Statutes 1935, as amended, do hereby certify that: DIBRELL E. WILLIAMS whose last known address is Greenbrier, Arkansas, is liable to the State of California for tax, interest and penalty duly levied and assessed under the provisions of the Act and which are due, owing and/or unpaid in the following amounts:

TAX $7.96; INTEREST $1.36; PENALTY $5.94

Further interest will accrue after October 27, 1942, at the rate of 6 per cent per year until paid; that the entire amount set forth herein became due and payable within four years last past; that the said Commissioner has complied with all the provisions of the Personal Income Tax Act, in relation to the computation, levy and assessment of the tax; interest and penalty;

IN WITNESS WHEREOF the said Commissioner has duly authorized the undersigned to execute this Certificate in his name.

DATED: October 23, 1942.

(SEAL)

CHARLES J. McCOLGAN
BANK AND CORPORATION FRANCHISE TAX COMMISSIONER
By F. R. McReynolds (F. R. McReynolds)
Area Income Tax Supervisor

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss On this 23rd day of October, in the year 1942, before me LESLIE B. RICHMOND, a notary public in and for the County of Los Angeles, State of California, personally appeared F. R. McREYNOLDS, known by me to be the Area Income Tax Supervisor (Title) of the Bank and Corporation Franchise Tax Commissioner of the State of California, who executed the within instrument and known by me to be the person who executed the within instrument on behalf of the said Commissioner and acknowledged to me that said Commissioner executed the same.

(SEAL) Leslie B. Richmond, Notary Public in and for the County of Los Angeles, State of California. My Commission Expires June 27, 1944.

(747. Copy of original recorded at request of Franchise Tax Commissioner, Income Tax Division, OCT. 26, 1942, at 9:30 A. M. Copyist file. Compared. MARE B. MATTY, County Recorder. By 234 Deputy.
FRXE-5-M.

U. S. I. R. S. $.55
Cancelled

GRANT DEED
CORPORATION

19685-51

IN CONSIDERATION of the receipt by the undersigned of Ten DOLLARS, Azusa Foot-Hill Citrus Company a Corporation, a Corporation organized under the laws of the State of California, having its principal place of business in the City of Azusa State aforesaid DOES HEREBY GRANT TO Day and Night Manufacturing Company a corporation that real property in the City of Azusa, County of Los Angeles, State of California, described as follows:

That portion of Lot 23 of Subdivision No. 2 of Lands of Azusa Land & Water Company, in the County of Los Angeles, State of California, as per map recorded in Book 43 Page 94, Miscellaneous Records in the office of the County Recorder of said County, lying South of the Atchison Topeka & Santa Fe Railroad Right of Way, 100 feet wide as shown on Porter Albright Tract, as per map recorded in Book 161 Page 50 of Maps in the office of the County Recorder of said County.

This land shall not be used for the purpose of manufacturing, producing or preparing of rock, sand or gravel, and that the railroad spur if built shall not be used for the purpose of transporting or conveying rock, sand or gravel.

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 Assistant Secretary under its corporate seal, this

26th day of October, 1942.

(SEAL) AZUSA FOOT-HILL CITRUS CO.

By C. A. Griffith, President
By Charles Stewart, Asst. Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss On this 26 day of October, 1942, before me, Wm. J. Holden, a Notary Public in and for said County, personally appeared C. A. Griffith, known to me to be the President, and Charles Stewart, known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company, that 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.

(SEAL) Wm.J. Holden, Notary Public in and for Los Angeles County, State of California.

(291). Copy of original recorded at request of TITLE INSURANCE & TRUST CO. OCT. 28, 1942, at 8:20 A. M. Copyist file. Compared. MARK B. SKATT, County Recorder, By Deputy.
$1.00-5-W.

CERTIFICATE OF TERMINATION

LEASE NO. 22350

THIS IS TO CERTIFY that that certain lease entered into on the 17th day of December, 1941, by and between MARTHA SONKSEN, as Lessor, and, FOSTER AND KLEISER COMPANY, as Lessee, recorded on the 23rd day of December, 1941, in Book 19045 at Page 75 of Official Records of Los Angeles County, covering the property hereinafter described, has been terminated as of this date, and Foster and Kleiser Company has no further interest in and to said real property, and hereby remises, releases and forever quitclaims to Martha Sonksen all its right, title and interest in and to said real property, which is more particularly described as follows:

Lot 4, Block 3, Tract 5220 as per map thereof recorded in the office of the County Recorder of Los Angeles County

IN WITNESS WHEREOF, Foster and Kleiser Company has caused these presents to be executed under its corporate name by its Branch Manager thereunto duly authorized, this 12th day of October, 1942.

(-------) FOSTER AND KLEISER COMPANY

By O. R. McNeill, Jr.
(O. R. McNeill, Jr.)
Mgr., Los Angeles Branch.

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss ON THIS 26th day of October, A. D. 1942, before me, William O. Schraft, a Notary Public in and for said County and State, personally appeared O. R. McNeill, Jr., known to me to be the Manager of the Los Angeles Branch of the Foster and Kleiser Company the Corporation that executed the within Instrument, known to me to be the person who 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.

(SEAL) William O. Schraft, Notary Public in and for said County and State. My Commission Expires March 11, 1946.

(292). Copy of original recorded at request of Martha Sonksen, OCT. 28, 1942, at 10:48 A.M. Copyist file. Compared. MARK B. SKATT, County Recorder, By Deputy.
$1.00-4-W.

FULL RECONVEYANCE Loan No. 77-260 STILLMAN

Dated September 11, 1942.

WHEREAS, the indebtedness secured to be paid by that certain DEED OF TRUST executed by MARY STILLMAN, a widow, to PACIFIC STATES AUXILIARY CORPORATION, as Trustee, for the benefit of PACIFIC STATES SAVINGS AND LOAN COMPANY, and recorded on August 9, 1934, in the office of the County Recorder of County of LOS ANGELES, State of California, in Book 12964 of OFFICIAL RECORDS, at page 68, Records of said county, has been fully paid;

Now, THEREFORE, in consideration of the payment of the Trustee's fee herefor, receipt of which is hereby acknowledged, and the payment of said indebtedness and at the request of the holder of the note(s) secured by said Deed of Trust, PACIFIC STATES AUXILIARY CORPORATION, the present Trustee under said deed of trust, does hereby QUITCLAIM and RECONVEY without warranty to the person or persons legally entitled thereto all of the property conveyed by said deed of trust.

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
Lot 24
Azusa Land & Water Co

CH 3

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Liquid Plant Food Co.	Day & Night Manuf Co	D 305	9	25	42	19551-310
2	Sewelson	Day & Night Manuf Co	D 7	9	28	42	19555-340
3	Coffee	Day & Night Manuf Co	D 8	9	28	42	19555-337
4	Day & Night Manuf Co	SCE	D 808	1	8	43	19804-38
5	Fuhr	Day & Night Manuf Co	D 142	7	15	43	20133-124
6	Day & Night Manuf. Co	SCE	D 927	7	27	43	20182-128
7	Day & Night Manuf Co	Assoc Tel. Co	D 1076	10	2	43	20310-203
8	Coffee	Day & Night Manuf. Co	D 940	2	19	47	24273-158
9	Day & Night Manuf. Co	Day & Night Flare Corp	D 943	2	19	47	24278-214 } SEE
10	Day & Night Flare Corp	E.K. Metzner	D 944	2	19	47	24278-183 } CH. 1
11	Metzer	Aerojet Eng. Corp	LSE 1304	6	13	49	30296-373 }
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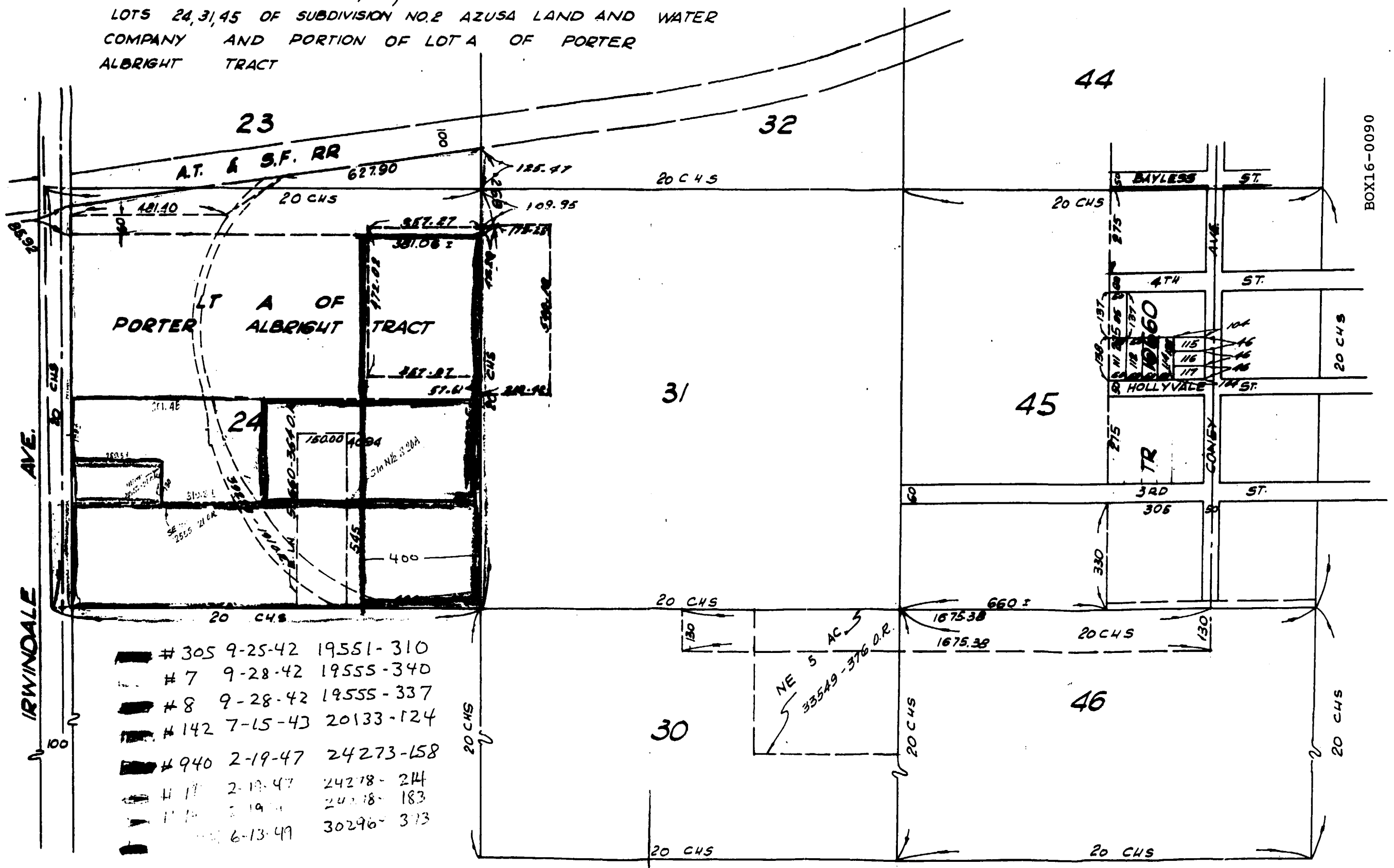
BOX16-0089

PORTION OF LOT 23, 32, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

BOX16-0090

the defendants Wildred N. McWillin and Arthur W. McWillin have no right title or interest whatsoever therein; That the plaintiff's title to said Real Property be and the same is hereby Quieted against said defendants Wildred N. McWillin and Arthur W. McWillin and each of them, and against any person or persons claiming or to claim under through or from them or either of them and that said defendants and each of them be and they are hereby, forever barred from claiming or asserting any right, title, interest or claim in or to said real property; And that plaintiff have judgment against said defendants for his costs herein. Said Real Property is situated in the City of Los Angeles, County of Los Angeles, State of California, and is more particularly described as follows, to-wit: Lot Number 48 of Tract Number 8346, as per map of said Tract now of record in Book 89 at Page 51 of Maps, Records of Los Angeles County. Witness my hand this 14 day of Sept. 1948.

THURMOND CLARKE, Judge.

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) SS. No.478300

I, J. P. MORONEY, County Clerk and ex-officio Clerk of the Superior Court within and for the county and state aforesaid, do hereby certify the foregoing to be a correct copy of the original JUDGMENT (Filed SEP 14 1948; Entered SEP 16 1948; BOOK 1281; Page 48) In the Action of: WILLIAM J. GUNN vs WILDRED N. McWILLIN et al., etc on file and/or of record in my office, and that I have carefully compared the same with the original.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the Superior Court this 21 day of September, 1948.

(Seal) J. P. MORONEY, County Clerk

By E. L. Sergeant, Deputy.

#984 Copy of original recorded at request of Attorney Sep 28 1948 12:46 P.M. Copyist #80

Compared MAME B. BEATTY, County Recorder By Deputy

$1.50 - S. B.

----------oOo----------

U.S.I.R.S. $2.20 cancelled GRANT DEED

CORPORATION

19551-310

LIQUID PLANT FOOD COMPANY, a corporation, in consideration of Ten ($10.00) DOLLARS, to it in hand paid, the receipt of which is hereby acknowledged, does hereby GRANT to DAY AND NIGHT MANUFACTURING COMPANY, a Corporation, all that property in the County of Los Angeles, State of California, described as: That portion of Lot Twenty-four (24) of Subdivision No. 2 of Azusa Land and Water Company, in the County of Los Angeles, as per map recorded in Book 43, Page 94, Miscellaneous Records in the office of the County Recorder of said County, described as follows: BEGINNING at the Southwest corner of Lot "A" of Porter Albright Tract, as per map recorded in Book 141, Page 50 of Maps in the office of the County Recorder of said County; thence Easterly along the South line of said Lot "A" 601.48 feet; thence Southerly parallel with the East line of said Lot "A" or its prolongation 388 feet, more or less to the South line of the North half of the South 20 acres of said Lot 24; thence Westerly along said South line, 319.3 feet, more or less to the Southeast corner of the land described in deed to Geo. W. Fuhr and Anita M. Fuhr, recorded in Book 12388 Page 21, Official Records; thence Northerly along the East line of said land of Fuhr, 130 feet to the Northeast corner of said land; thence Westerly along the North line of said land 280.8 feet, more or less, to the East line of Irwindale Avenue, as shown on said map of Porter Albright Tract; thence Northerly along said East line, 198 feet, more or less to the point of beginning. Subject to the taxes for the fiscal year, 1948-49. Subject to an easement to lay pipes for water, gas or sewers and pipes, recorded in Book 996, P. 218, Book 977, P. 281 and Book 1008, P.48 of Deeds. IN WITNESS WHEREOF, the above mentioned corporation has caused this deed to be duly executed and its corporate name to be subscribed hereto by its President and attested by its Secretary, who has hereunto affixed its corporate seal, this 18th day of September, 1948.

(Seal) LIQUID PLANT FOOD COMPANY, a Corporation

By R. J. Nichols President

Attest: J. Scott Thompson Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) SS. On this 18th day of September, 1948, before me, a Notary Public in and for said County, personally appeared R. J. Nichols, known to me to be the President, and J. Scott Thompson known to me to be the Secretary of Liquid Plant Food Company, a corporation, the corporation that executed the within instrument, 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.

(Seal) John P. Hoffman, Notary Public

in and for said County and State.

#908 Copy of original recorded at request of TITLE INSURANCE & TRUST CO. Sep 28 1942 8:30 A.M. Corrist #90 Compared MAYE B. BEATTY, County Recorder By (illegible) Deputy
$1.00 S. L.

---oOo---

U.S.I.R.S. $.50 cancelled JOINT TENANCY DEED

In consideration of $10.00, receipt of which is hereby acknowledged, I/WE W. LLOYD CHEERS and ANNABELLE C. CHEERS, husband and wife, do hereby GRANT TO STUART C. SEARLE and FLORENCE I. SEARLE, husband and wife, AS JOINT TENANTS, all that real property in the City of Long Beach, County of Los Angeles, State of California, described as: The West ONE HUNDRED feet, (W.100'), of Lot Numbered EIGHTEEN, (18), of Tract Number FIVE THOUSAND NINETY, (5090), as per Map of said Tract recorded in Book 53, Page 29 of Maps, as recorded in the office of the County Recorder within and for said County and State. SUBJECT TO: 1. City and County Taxes for the fiscal year 1942-43. 2. Rights of way, reservations, conditions and restrictions of record. 3. Deed of Trust of record upon which there remains in unpaid principle $1740.93 4. Deed of Trust of record upon which there remains in unpaid principle $412.84. WITNESS our hands this 24th day of June, 1942.

W. Lloyd Cheers
Annabelle C. Cheers

State of California, County of Los Angeles) SS. On this 24th day of June, 1942, before me, the undersigned, a Notary Public in and for said County, personally appeared W. LLOYD CHEERS & ANNABELLE C. CHEERS, husband and 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.

(Seal) Edward P. Bryan, Notary Public in and for said County and State. My commission expires July 22, 1945.

#908 Copy of original recorded at request of TITLE GUARANTEE & TRUST CO. Sep 28 1942 8:30 A.M. Corrist #90 Compared MAYE B. BEATTY, County Recorder By (illegible) Deputy
$1.00 S. L.

---oOo---

THIS DEED OF TRUST, made this 21st day of September, 1942, between ALEXANDER SABEN and NELLIE GOLDBERG SABEN, husband and wife, herein called TRUSTOR, BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, a National Banking Association, herein called Trustee, and EVA CROSS BROWN, a widow, and Isabel Prince Wilde, a married woman, mother and daughter, as joint tenants, herein called BENEFICIARY. WITNESSETH: That Trustor irrevocably GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, that property in the City and County of Los Angeles, State of California, described as: Lot Twenty (20), Block "J", Crescent Heights Tract as per map recorded in Book 6, Pages 92-93 of Maps, in the office of the County Recorder of said County. Subject to: A first deed of trust now appearing of record in favor of the Travelers Insurance Company recorded concurrently herewith. TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits. FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained:

RECONVEYANCE Rec. Bk. 2 Pg. 294 (illegible)

$6500.00 Los Angeles, California, September 21st, 1942.

In installments as herein stated, for value received, I promise to pay to EVA CROSS BROWN, a widow, and ISABEL PRINCE WILDE, a married woman, mother and daughter, as joint tenants, or order, at Los Angeles, California, the sum of Six Thousand Five Hundred and no/100 DOLLARS, with interest from date hereof on unpaid principal at the rate of five per cent per annum; principal and interest payable in installments of Sixty Five and no/100 Dollars or more on the 15th day of each calendar month, beginning on the 15th day of October, 1942, and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, a National Banking Association.

Alexander Saben
(Alexander Saben)

Nellie Goldberg Saben
(Nellie Goldberg Saben)

A. To protect the security of this Deed of Trust, Trustor agrees:

1. To keep said property in good condition and repair; not to remove or demolish any building thereon; to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon and to pay when due all claims for labor performed and materials furnished therefor; to comply with all laws affecting said property or requiring any alterations or improvements to be made thereon; not to commit or permit waste thereof; not to commit, suffer or permit any act upon said property in violation of law; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary, the specific enumerations herein not excluding the general.

2. To provide, maintain and deliver to Beneficiary fire insurance satisfactory to and with loss payable to Beneficiary.

The amount collected under any fire or other insurance policy may be applied by Beneficiary upon any indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected or any part thereof may be released to Trustor. Such application or release shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

3. To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear.

4. To pay: at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all encumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any encumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

5. To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

1. Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

2. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

3. At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

4. Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

5. As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

6. Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be duly filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

At least three months having elapsed after recordation of such notice of default, Trustee shall give notice of sale as then required by law, and, without demand on Trustor, shall sell said property at the time and place of sale fixed by it in said notice of sale, either as a whole or in separate parcels and in such order as it may determine,

at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser or purchasers a deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

7. Trustee, or if said property shall have been transferred, the then current owner, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by such and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument in no contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustees shall be exclusive of all other provisions for substitution, necessary or otherwise.

8. This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term Beneficiary shall include not only the original Beneficiary hereunder but also any future owner and holder, including pledgees, of the note secured hereby.

In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

9. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. The Undersigned Trustor Requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his mailing address opposite his signature hereto. Failure to insert such address shall be deemed a waiver of any request hereunder for a copy of such notices.

Mailing Address for Notices			Signature of Trustor
Street and Number	City	State	
147 Layman Street	Pico	California	Doris D. Banks

State of California, County of Los Angeles) ss. On this 8th day of ~~July~~ August, 1942, before me, T. R. Bailey, a Notary Public in and for said County, personally appeared Doris D. Banks, known to me to be the person whose name is subscribed to the within instrument, and acknowledged that she executed the same.

Witness my hand and official seal.

(Seal) T. R. Bailey, Notary Public in and for said County and State.

Indexed as Trust Deed and Assignment of Rent.

#304. Copy of original recorded at request of Title Insurance & Trust Co. Sep. 28, 1942, 8:30 A.M. Copy1st #48. Compared. Mms B.Beatty, County Recorder, By K. Vaughne (59) Deputy.
$3.80-27. P.

QUITCLAIM DEED

19555-340

In consideration of $10.00, receipt of which is hereby acknowledged, RUPERT SEWELSON and PEARL SEWELSON, whose permanent address is - do hereby remise, release and forever quitclaim to DAY & NIGHT MANUFACTURING COMPANY, a California corporation, whose permanent address is - the real property in the County of Los Angeles, State of California, described as:

BOX16-0093

The South half of the South 20 acres of Lot 24 in Subdivision No. 2 of Arnoa Land & Water Company, as per map recorded in Book 43, Page 94, Miscellaneous Records in the office of the County Recorder of said County.

Dated this 22nd day of September, 1942.

Rupert Sevelson
Pearl Sevelson

State of California, County of Los Angeles) ss. On this 24th day of September, 1942, before me, Nelle Phillips, a Notary Public in and for said County, personally appeared Rupert Sevelson and Pearl Sevelson 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.

(Seal) Nelle Phillips, Notary Public in and for said County and State.

#7. Copy of original recorded at request of Title Insurance & Trust Co. Sep. 28, 1942, 8:30 A.M. Copyist #48. Compared. Mame B.Beatty, County Recorder, By L. Vaughine (SS) Deputy.
$1.00-3. P.

POWER OF ATTORNEY
GENERAL

KNOW ALL MEN BY THESE PRESENTS: That RONALD BRUCE FAIRMAN County of Los Angeles, State of California have made, constituted, and appointed, and by these presents do make, constitute and appoint FERNE L. FAIRMAN my true and lawful Attorney for me and in my name, place, and stead, and for my use and benefit, to ask, demand, sue for, recover, collect,and receive all such sums of money, debts, dues, accounts, legacies, bequests, interests, dividends, annuities and demands whatsoever as are now or shall hereafter become due, owing, payable or belonging to me, and have, use and take all lawful ways and means in my name or otherwise for the recovery thereof, by attachments, arrests, distress, or otherwise, and to compromise and agree for the same, and acquittances or other sufficient discharges for the same, for me and in my name, to make, seal, and deliver; to bargain, contract, agree for, purchase, receive,and take lands, tenements, hereditaments, and accept the seisin and possession of all lands, and all deeds and other assurances, in the law therefor and to lease,let, demise, bargain, sell, remise, release, convey, mortgage and hypothecate lands, tenements, and hereditaments, upon such terms and conditions, and under such covenants as she shall think fit. Also to bargain and agree for, buy, sell, mortgage, hypothecate, and in any and every way and manner deal in and with goods, wares, and merchandise, choses in action, and other property in possession or in action, and to make, do, and transact all and every kind of business of what nature or kind soever, and also for me and in my name and as my act and deed, to sign, seal, execute, deliver and acknowledge such deeds, leases and assignments of leases, covenants, indentures, agreements, mortgages, hypothecations, bottomries, charter-parties, bills of lading, bills, bonds, notes, receipts, evidences of debt, releases and satisfaction of mortgage, judgment and other debts, and such other instruments in writing of whatever kind and nature as may be necessary or proper in the premises.

GIVING AND GRANTING unto my said Attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises as fully to all intents and purposes as I might or could do if personally present, hereby ratifying all that my said Attorney, Ferne L. Fairman shall lawfully do or cause to be done by virtue of these presents.

In Witness Whereof, I have hereunto set my hand and seal the 18 day of September nineteen hundred and forty-two.

Ronald Bruce Fairman

State of California, County of Los Angeles) ss. On this 18 day of September, A.D.,1942, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Ronald Bruce Fairman, known to me, (or proved to me on the oath of-) 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.

(Seal) E. H. Steyton, Notary Public in and for said County and State.

I, Ronald Bruce Fairman, do hereby give, bequeath and devise all of my estate whether real personal or mixed unto my dear wife, Ferne L. Fairman, to have and to hold the same unto herself and unto her heirs forever and I hereby appoint my said wife as executrix of this my last will and without bond.

Ronald Bruce Fairman
September 18, 1942, Los Angeles, Calif.

#790. Copy of original recorded at request of Appointee Sep. 29, 1942, 10:18 A. M. Copyist #48. Compared. Mame B.Beatty, County Recorder, By L. Vaughine (SS) Deputy.
$1.10-7.Mm.

BOX16-0094

Witness my hand and official seal.

(Seal) Edith Lloyd Jack, Notary Public in and for said County and State. Notary Public in and for the City and County of San Francisco, State of California. My commission expires August 28, 1945.

#8. Copy of original recorded at request of Title Insurance & Trust Co. Sep. 28, 1948, 8:30 A.M. Copyist #48. Compared. Mame B.Beatty,County Recorder,By G. Cougine (55) Deputy.
$1.00-8. P.

19555-337

GRANT DEED

In consideration of $10.00, receipt of which is acknowledged, LILLIAN THOMAS COFFEE does hereby grant to DAY & NIGHT MANUFACTURING COMPANY, a California corporation the real property in the County of Los Angeles, State of California, described as:

That portion of the North half of the South 20 acres of said Lot 24 in Subdivision No. 2 of Amaee Land & Water Company, as per map recorded in Book 43 Page 94, Miscellaneous Records in the office of the County Recorder of said County, lying South of the South line of Lot "A" of Porter Albright Tract, as per map recorded in Book 161 Page 50 of maps, and East of a line parallel with the East line of said Lot 24, and passing through a point in the South line of said Lot "A", distant Easterly 601.48 feet from the Southwest corner of said Lot "A".

SUBJECT TO: 1. General and special County taxes for the fiscal year 1948-1949 a lien not yet payable.

2. Delinquent taxes and assessments of record.

3. Covenants, conditions, restrictions and easements of record.

Dated this 10th day of September, 1948.

Lillian Thomas Coffee
(Lillian Thomas Coffee)

State of California, County of Los Angeles) ss.

On this 11th day of September, 1948, before me, a Notary Public in and for said County, personally appeared Lillian Thomas Coffee,known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same.

Witness my hand and official seal.

(Seal) Barbara S. Grandstaff, Notary Public in and for said County and State. My Commission expires Nov. 25, 1949.

#9. Copy of original recorded at request of Title Insurance & Trust Co. Sep. 28, 1948, 8:30 A.M. Copyist #48. Compared. Mame B.Beatty,County Recorder, By G. Cougine (55) Deputy.
$1.00-4. P.

AFFIDAVIT-DEATH OF JOINT TENANT

State of California, County of Los Angeles) ss.

Henry A. Lants, of legal age, being first duly sworn, deposes and says: That Clara May Lants, the decedent mentioned in the attached certified copy of Certificate of Death, is the same person as Clara M. Lants named as one of the parties in that certain Deed dated February 27, 1925, executed by Harold W. Little to Henry A. Lants and Clara M. Lants,as joint tenants, recorded as Instrument No. 789, on March 2, 1925, in Book 5868, Page 169, of Official Records of Los Angeles County, California, covering the following described property situated in the City of Redondo Beach, County of Los Angeles, State of California:

Lot Forty-two (42), Block Seventy-five (75) of Redondo Beach, in the City of Redondo Beach, County of Los Angeles, State of California, as per map recorded in Book 38, Page 1 et seq. of Miscellaneous Records, in the office of the County Recorder of said County.

That the value of all real and personal property owned by said decedent at the date of death, including the full value of the property above described, did not then exceed the sum of $5000.00.

Henry A. Lants

Subscribed and sworn to before me this 8th day of September, 1948.

(Seal) C. V. Walker, Notary Public in and for said County and State.

BOX16-0095

duly authorized, this 5th day of January 1943.

(SEAL) SYNDICATE MORTGAGE COMPANY
By W.T. Stockman, President.
By W.M. Miller, Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES,)SS:

On this 5th day of January, 1943, before me, the undersigned, a notary public, in and for said County, personally appeared W.T. Stockman, known to me to be the President, and W.M. Miller, known to me to be the Secretary of the SYNDICATE MORTGAGE COMPANY, the corporation that executed the within and foregoing 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.

(SEAL) Erna Dean, Notary Public in and for the County of Los Angeles, State of California. My Commission expires May 11, 1946.

#559 Copy of original recorded at request of Grantee, Jan 7, 1943, 9:43 A.M.
Copy1st #31 Compared Mame B. Beatty, County Recorder, By J Post (62) Deputy
$1.00-5-P.

FORM RW 2 2M 7-40
SOUTHERN CALIFORNIA EDISON COMPANY LTD.

1980438

GRANT OF EASEMENT (CORPORATION)

DAY AND NIGHT MANUFACTURING COMPANY, a corporation, organized under the laws of the State of California, and having its principal place of business at Monrovia, California, in said State, hereby grants to SOUTHERN CALIFORNIA EDISON COMPANY LTD., a corporation, its successors and assigns, the right to construct, use, maintain, alter, add to, repair, replace and/or remove, in, on and over the real property hereinafter described, situated in the County of Los Angeles, State of California, an electric line, consisting of poles, necessary guys and anchors, cross-arms, wires and other fixtures and appliances, for conveying electric energy to be used for light, heat, power, telephone and/or other purposes.

Said real property is described as follows: The North 100 feet of that portion of Lot 24 in Subdivision No. 2 Azusa Land and Water Company, as per map recorded in Book 43, Page 94 of Miscellaneous Records, records of said Los Angeles County, lying Southerly of and adjacent to the South line of Lot "A" in the Porter Albright Tract as per map recorded in Book 161, page 50 of Maps, records of said Los Angeles County.

All poles shall be erected and maintained within one foot of the following described line: Beginning at a point in the East line of Irwindale Avenue, as now established 60 feet wide along the West line and its Northerly prolongation of said Lot 24, which point is 640 feet Southerly, measured along said East line of Irwindale Avenue from the Southerly line of the A.T. & S.F. Ry. Right of Way as now established, 100 feet wide Northeasterly from said Irwindale Avenue; thence from said point of beginning Easterly in a straight line 815 feet to a point, which is 730 feet Southerly, measured parallel with said East line of Irwindale Ave., from the Southerly line of said A.T. & S.F. Ry. Right of Way; thence continuing Easterly 40 feet to a point. The above line description is approximate only, it being the intention in this conveyance to grant an easement for a line as the same will be constructed in, on and over said above mentioned real property of the Grantor.

The Grantee, its successors and assigns, and its and their agents and employees, shall have free access to said electric line and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said electric line.

IN WITNESS WHEREOF, said DAY AND NIGHT MANUFACTURING COMPANY has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary, thereunto duly authorized, this 16th day of December 1942.

(____) DAY AND NIGHT MANUFACTURING COMPANY
WITNESS:- By W.J. Bailey, President
By W.A. Chamness, Secretary.

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES,)SS:

On this 16th day of December, A.D. 1942, before me, Elizabeth S. Douglass, a Notary Public in and for said County and State, personally appeared W.J. Bailey, known to me to be the President, and W.A. Chamness, known to me to be the Secretary of the Day & Night Mfg. Co., the Corporation that executed the within Instrument, known to me to be the persons who executed the within instrument, on behalf of the Corporation herein 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.

(SEAL) Elizabeth S. Douglass, Notary Public in and for said County and State.

Dist. Eastern APPROVED AS TO DESCRIPTION
W.O. 16921 H.L. WHEELER, By MB
M.S. 56-91 DATE NOV 6'42 RIGHT OF WAY AGT.

BOX16-0096

8808 Copy of original recorded at request of Grantee, Jan 8, 1943, 12:49 P.M.
Copyist #31 Compared Mame B. Beatty, County Recorder, By D. [illegible] (4) Deputy
$1.10-7-B.

FULL RECONVEYANCE

TITLE INSURANCE AND TRUST COMPANY, a California corporation, as Trustee under Deed of Trust, dated October 30th, 1939, made by Dorothy G. Duke, a widow, Trustor, and recorded as Instrument No. 125 on Nov. 22, 1939, in Book 17102, Page 63, of Official Records in the office of the Recorder of Los Angeles County, California, describing land therein as Lot 159 of Gotham Park Tract, at 21/130 and 111 of Maps, having received from holder of the obligations thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid, and said Deed of Trust and the note or notes secured thereby having been surrendered to said Trustee for cancellation, does hereby RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate now held by it thereunder.

IN WITNESS WHEREOF, Title Insurance and Trust Company, as Trustee, has caused its corporate name and seal to be hereto affixed by its Assistant Secretary, thereunto duly authorized, this 7th day of January 1943.

(SEAL) TITLE INSURANCE AND TRUST COMPANY, as Trustee,
By N.D. Hause, Assistant Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES,)SS:

On January 7, 1943, before me, the undersigned, a Notary Public in and for said County, personally appeared N.D. HAUSE, known to me to be the Assistant Secretary of TITLE INSURANCE AND TRUST COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the person who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.

WITNESS my hand and official seal.

(SEAL) Hazel Kellogg, Notary Public
in and for said County and State.

No. B 37567

8841 Copy of original recorded at request of Grantee, Jan 8, 1943, 1:11 P.M.
Copyist #31 Compared Mame B. Beatty, County Recorder, By D. [illegible] (4) Deputy
$1.00-4-B.

THIS DEED OF TRUST, Made this 20th day of October, 1942, Between JOHN E. OLEN a WIDOWER, AND ELAINE V. HUEBNER A WIDOW, herein called TRUSTOR, Whose address is 1404 Hennepin Ave., (Street and Number) Minneapolis, (City), Minnesota (State), CALIFORNIA TRUST COMPANY, a California corporation, herein called Trustee, and ISABELLA B. KELSEY, a single woman, herein called BENEFICIARY,

RECONVEYANCE Book 17173 Page 266

WITNESSETH: That Trustor irrevocably GRANTS, TRANSFERS AND ASSIGNS TO TRUSTEE IN TRUST, WITH POWER OF SALE, that property in Los Angeles City, Los Angeles County, California, described as: Lot 17 of Tract No. 6380, sheets 1 and 2, as per map recorded in Book 99, Pages 71 and 72 of maps in the Office of the County Recorder of said County. This deed of trust is given to secure a portion of the purchase price of the above described property.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT HOWEVER to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained.

$600.00 Gardena Park, California, October 20, 1942

In installments as herein stated, for value received, I promise to pay to ISABELLA B. KELSEY, a single woman, or order, at Los Angeles, California, the sum of SIX HUNDRED AND NO/100 DOLLARS with interest from date on unpaid principal at the rate of six (6) per cent per annum; principal and interest payable in installments of TWENTY FIVE AND NO/100 DOLLARS or more on the 25th day of each month, beginning on the 25th day of November, 1942, and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to CALIFORNIA TRUST COMPANY, a California corporation.

JOHN E. OLEN
ELAINE V. HUEBNER

BOX16-0097

A. To protect the security of this Deed of Trust, Trustor agrees:

1. To keep said property in good condition and repair; not to remove or demolish any building thereon; to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon, and to pay when due all claims for labor performed and materials furnished therefor; to comply with all laws affecting said property or requiring any alterations or improvements be made thereon; not to commit or permit waste thereof; not to commit, suffer or permit any act upon said property in violation of law; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary, the specific enumerations herein not excluding the general.

2. To provide, maintain and deliver to Beneficiary fire insurance satisfactory to and with loss payable to Beneficiary. ----------

The amount collected under any fire or other insurance policy may be applied by Beneficiary upon any indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected, or any part thereof may be released to Trustor. Such application or release shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

3. To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear.

4. To pay at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all encumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof. Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any encumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

5. To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

1. Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

2. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare defaults for failure so to pay.

3. At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

4. Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

5. As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

6. Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels and in such order as it may determine (but subject to any statutory right of Trustor to direct the order in which such property, if consisting of several known lots or parcels, shall be sold),----------

at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, expressed or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustee, Trustor, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

7. Trustee, or if said property shall have been transferred, the then record owner, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by such owner and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the expiration of the time within which Trustee may record his notice of sale. Fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustee shall be exclusive of all other provisions for substitution, statutory or otherwise.

8. This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein.----------

In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

9. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding to which Trustee, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. The Undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his address set forth before his signature hereto, which address is hereby declared to be a part of this Deed of Trust.

Address (It is essential that address be given for each Trustor)

Street and Number	City	State	Signature of Trustor
835 Missouri St.,	Fairfield,	California	Lloyd Clark
834 Missouri St.,	Fairfield,	California	Vida Clark

STATE OF CALIFORNIA COUNTY OF Los Angeles) ss. On this 3rd day of July, 1943, before me, R.H. Higginbotham, a Notary Public in and for said Los Angeles County, personally appeared Lloyd Clark and Vida Clark 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.

(Seal) R. H. Higginbotham, Notary Public

in and for said Los Angeles County and State.

Indexed as Trust Deed and Assignment of Rents

#63 Copy of original recorded at request of Title Insurance & Trust Co. Jul 10, 1943 @ A.M. Copyist#49

Compared. Hugh B. Scotty, County Recorder, By M. G. Nelson (25) Deputy.

$3.40-24.N.

20133-124

U.S.I.R.S.$13.75 cancelled GRANT DEED

In consideration of $12,500.00, receipt of which is hereby acknowledged, I/WE ANITA M. FUNK, a widow, do hereby GRANT TO RAY & VICKY MANUFACTURING COMPANY, a corporation, all that real property in the County of Los Angeles, State of California, described as:

Beginning at the southwest corner of the north half of the south 20 acres of Lot 24 of Subdivision

BOX16-0098

2 of Azusa Land and Water Company, in the County of Los Angeles, State of California, as per map recorded in Book 43 Page 96 of Miscellaneous Records, in the office of the County Recorder of said County; thence north 0°28'35" west and along the west line of the aforesaid north half of the south 20 acres of Lot 24, 150 feet to a point; thence north 89°49'10" east 335.08 feet to a point; thence south 0°28'35" east 150 feet to the south line of the aforesaid north half of the south 20 acres of Lot 24; thence south 89°49'10" east 335.08 feet to the point of beginning;

EXCEPT that portion thereof included in Irwindale Avenue, along the westerly side thereof.

TO HAVE AND TO HOLD to the said grantee its heirs or assigns forever.

WITNESS my hand this 24th day of May, 1943.

Anita H. Fuhr
(Anita H. Fuhr)

State of California County of Los Angeles) ss. On this 24th day of May, 1943, before me, P. J. Tschorner, a Notary Public in and for said County, personally appeared Anita H. Fuhr, a widow, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same. Witness my hand and official seal.

(Seal) P. J. Tschorner, Notary Public
in and for said County and State.

Filed Copy of original recorded at request of Title Insurance & Trust Co. Jul 15, 1943 8 A.M. Copyist 449 Compared. Thos B. Rattigan, County Recorder, By Deputy.
D.O.J.B.

QUITCLAIM DEED

In consideration of $1.00, receipt of which is hereby acknowledged, SOPHIE KAPLAN, also known as SOPHIE KAPLAN also known as SOPHIE KAPLAN whose permanent address is 119 North Palm Drive, Beverly Hills California, does hereby remise, release and forever quitclaim to WILFRED KAPLAN and FRANCES KAPLAN whose permanent address is c/o Sydney Thomas, Attorney 736 S. Broadway, LOS ANGELES, the real property in the City of Los Angeles, County of Los Angeles, State of California, described as:

One-third (1/3) undivided interest in and to LOT 114, TRACT 5403, as per map recorded in Book 61, page 11 of Maps of the Office of the Recorder of Los Angeles County.

Dated this 25 day of June, 1943.

Sophie Kaplan

State of California, County of Los Angeles) ss. On this 25th day of June, 1943, before me, Mary A. Hughes, a Notary Public in and for said County, personally appeared SOPHIE KAPLAN known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same.

Witness my hand and official seal.

(Seal) Mary A. Hughes, Notary Public
in and for said County and State. My Commission Expires July 30, 1946.

Filed Copy of original recorded at request of Grantee Jul 15, 1943 10:26 A.M. Copyist 449 Compared
Thos B. Rattigan, County Recorder, By Deputy.
D.O.J.B.

DEED OF TRUST

This Deed of Trust, Made this 18th day of June, 1943, Between Annie I. Hughes, a widow, herein called TRUSTOR, National Title Insurance Company a California corporation, herein called Trustee, and Martha Turner, a widow, herein called BENEFICIARY,

Witnesseth: That Trustor GRANTS to TRUSTEE IN TRUST, WITH POWER OF SALE, that property in Los Angeles County, California, described as:

Lot Two (2) of Block Thirty-eight (38), Artesia Tract as per Map recorded in Book 4, Page 90 of Maps in the office of the County Recorder of said Los Angeles County.

For the Purpose of Securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained:

INSTALLMENT NOTE - INTEREST INCLUDED

$3,000.00 Los Angeles, California, June 18th, 1943.

In installments as herein stated, for value received, I promise to pay to Martha Turner, a widow, or order, at that Los Angeles the sum of Three Thousand and 00/100 DOLLARS, with interest from date on unpaid principal at the rate of Six (6) per cent per annum principal and interest payable in installments of Eighty-one and 50/100 Dollars or more on the 18th day of each third (3rd) month, beginning on the 18th day of September, 1943, and continuing until the 18th day of June, 1946 at which time the entire balance of the unpaid principal and interest will be due and payable. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to NATIONAL TITLE INSURANCE COMPANY, a California corporation.

Annie I. Hughes.

AND, payment of such additional sums with interest thereon, as may hereafter be loaned from Beneficiary by the maker of said note, when evidenced by another promissory note.

23276
372

BOX16-0099

nis,has received from Beneficiary thereunder a written request to reconvey,reciting that all sums secured by said Deed of Trust have been fully paid and that said Deed of Trust and the note or notes secured thereby have been surrendered to said Trustee for cancellation;

NOW THEREFORE,in accordance with said request and the provisions of said Deed of Trust,BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION,as Trustee,does hereby reconvey,without warranty,to THE PERSON OR PERSONS LEGALLY ENTITLED THEREETO,the estate now held by it thereunder.

IN WITNESS WHEREOF,BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION,as Trustee,has this 13th day of July,1943,caused its name to be hereto affixed by its Assistant Vice-President xxxxxxxx and its Assistant Trust Officer,thereunto duly authorized.

(- -) BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION,as Trustee.

By Harold N.Lutz,Assistant Vice-President Trust-Officer

By R.A.Downing,Assistant Trust Officer.

STATE OF CALIFORNIA,COUNTY OF LOS ANGELES)SS

On this 13th day of July,1943,before me,the undersigned,a Notary Public in and for said Los Angeles County,personally appeared HAROLD N.LUTZ,known to me to be the Assistant Vice-President Trust-Officer and R.A.DOWNING,known to me to be the Assistant Trust Officer of the BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION,the national banking association that executed the foregoing instrument as trustee,and known to me to be the persons who executed the same on behalf of the national banking association therein named,and acknowledged to me that such national banking association executed the same as trustee.WITNESS my hand and official seal.

(Seal) Emil Sebastian,Notary Public in and for said Los Angeles County and State.
My Commission Expires November 5,1944.

#867,Copy of original recorded at request of NATIONAL TITLE INSURANCE CO.JUL 27 1943,8A.M.
Copyist #24.Compared Name B.Beatty,County Recorder, By (signature) Deputy.
$1.00-4.D.

GRANT OF EASEMENT 20182128

THE DAY & NIGHT MANUFACTURING COMPANY,a corporation,organized under the laws of the State of California,and having its principal place of business at Monrovia,California, hereby grants to SOUTHERN CALIFORNIA EDISON COMPANY,LTD.,and ASSOCIATED TELEPHONE COMPANY, LTD.,corporations,their successors and assigns,the right to construct,use,maintain,alter, add to,rep ir,replace and/or remove,in,on and over the real property hereinafter described,situated in the County of Los Angeles,State of California,electric and telephone lines, consisting of poles, necessary guys and anchors,cross-arms,wires and other fixtures and appliances,for conveying electric energy to be used for light,heat,power,telephone and/or other purposes.

Said real property is described as follows:

"A ten (10)foot strip of land,the center line of which is described as follows: beginning at an existing pole in the pole line of the Southern California Edison Company, Ltd.,as now located,which pole is located approximately five hundred(500')feet west of the west line of Lot #31 of Subdivision #8 of Azusa Land and Water Company's land in the City of Azusa,County of Los Angeles,State of California,as per map recorded in Book 43, page 94 of Miscellaneous Records of said County;and six hundred eighty five(685')feet more or less north of the south line of Lot #34 in Subdivision #8 of Azusa Land and Water Company's land in the City of Azusa,County of Los Angeles,State of California,as per map recorded in Book 43,page 94 of Miscellaneous Records of said County,excepting that portion of the north one-half (1/2)of the south twenty(20)acres of Lot #34 where the buildings are now located,the area thereof being 355.08 feet by 130 feet,thence from said existing pole,easterly,parallel with the south line of said Lot #34,five hundred(500') feet more or less to the west line of said Lot #31."

The Grantees,their successors and assigns,and their agents and employees,shall have free access to said electric and telephone lines and every part thereof,at all times, for the purpose of exercising the rights herein granted,and shall have the right to trim or top such trees as may endanger or interfere with said electric and telephone lines.

IN WITNESS WHEREOF,said DAY & NIGHT MANUFACTURING COMPANY has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Presi-

dent and Secretary,thereunto duly authorized,this 7th day of May,1943.

(Seal) DAY & NIGHT MANUFACTURING COMPANY

Witness: - By W.J.Bailey,Pres.
Title

By W.A.Chamness, Sec.
Title

STATE OF CALIFORNIA,County of Los Angeles)-

On this 7th day of May,1943,before me,a Notary Public in and for said County and State,personally appeared W.J.Bailey,known to me to be the President and W.A.Chamness, known to me to be the Sec.& Treas.of Day & Night Manufacturing Co.,a corporation,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.

(Seal) Elizabeth S.Douglass,Notary Public
in and for the said County and State.
My commission Expires:Aug.28,1948.

Dist.Western W.O.17087 N.S.56-01 APPROVED AS TO DESCRIPTION H.L.WHEELER,By We. Date 6.14.43. Right of Way Agt.

6987,Copy of original recorded at request of Grantee JUL 27 1943,10:30 A.M.
Copyist Rd.Compared Mame B.Beatty,County Recorder, By [illegible] Deputy.
11.30 A.M.

FULL RECONVEYANCE

TITLE INSURANCE AND TRUST COMPANY, a California corporation,as successor Trustee under Deed of Trust,dated May 4,1938,made by RAY SHAW and BEATRICE D.SHAW,husband and wife, Trustor,and recorded as Instrument No.236 on May 18,1938,in Book 14186,Page 89,of Official Records in the office of the Recorder of Los Angeles County,California, xxxxxxxxxxxx having received from holder of the obligations thereunder a written request to reconvey,reciting that all sums secured by said Deed of Trust have been fully paid,and said Deed of Trust and the note or notes secured thereby having been surrendered to said successor Trustee for cancellation,does hereby RECONVEY,without warranty,to the person or persons legally entitled thereto,the estate now held by it thereunder.

IN WITNESS WHEREOF,Title Insurance and Trust Company,as successor Trustee,has caused its corporate name and seal to be hereto affixed by its Assistant Secretary,thereunto duly authorized,this 20th day of July,1943.

(Seal) TITLE INSURANCE AND TRUST COMPANY,as successor Trustee,
N.S. By J.A.Willett,Assistant Secretary

STATE OF CALIFORNIA,COUNTY OF LOS ANGELES)SS.

On July 20,1943,before me, the undersigned,a Notary Public in and for said County,personally appeared J.A.Willett,known to me to be the Assistant Secretary of TITLE INSURANCE AND TRUST COMPANY,the corporation that executed the foregoing instrument as successor Trustee,and known to me to be the person who executed said instrument on behalf of the corporation therein named,and acknowledged to me that such corporation executed the same as successor Trustee.WITNESS my hand and official seal.

(Seal) Hazel Kellogg,NOTARY PUBLIC
in and for said County and State.
No.R-50287.

6970,Copy of original recorded at request of NATIONAL TITLE INSURANCE CO.JUL 27 1943,8A.M.
Copyist Rd.Compared Mame B.Beatty,County Recorder,By [illegible] Deputy.
8.00-A.M.

CANCELLATION OF CERTIFICATE
OF LIMITED PARTNERSHIP

The limited partnership of DAKIN & SCHUCK,LTD.,evidenced by Certificate of Limited Partnership filed in the office of the County Clerk of the County of Los Angeles,State of California,on November 5,1942,and recorded on November 4,1942,in Book 19701,at Page 16, Official Records of the County of Los Angeles,State of California,having been dissolved by agreement of the partners,said Certificate of Limited Partnership is hereby cancelled.

The undersigned constitute all the members of said partnership.

Dated this 26th day of July,1943.

A.O.Schuck
(A.O.Schuck)

H.O.Schuck
(H.O.Schuck)

Charles R.Dawson
(Charles R.Dawson)

Robert E.Ford
(Robert E.Ford)
General Partners

BOX16-0101

RIGHT OF WAY
(Corporation)

20310-203

THE GRANTOR, Day & Night Manufacturing Company, a corporation, hereby grants and conveys unto the Associated Telephone Company, Ltd., a corporation, its successors and assigns, an easement and right of way for the construction, maintenance and operation of a telephone line with poles, crossarms, guys, wires, braces, conduits, cables and appurtenances for the transmission of electric energy for telephone and telegraph purposes, upon, over, in, under, across and along that certain real property situated in the County of Los Angeles, State of California, described as follows: The south twenty (20) acres of Lot Twenty-four (24) in Subdivision #2 of Azusa Land and Water Company's land in the City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 43, page 94 of Miscellaneous Records of said County, excepting that portion of the north one-half (½) of the south twenty (20) acres of Lot Twenty-four (24) where the buildings are now located, the area thereof being approximately 338.08 feet by 130 feet.

All poles, conduits and cables shall be constructed and maintained within five feet of the following described line: Beginning on the westerly line of Lot 24, 885 feet more or less north of the southwesterly corner thereof; thence easterly to a point distant 770 feet more or less and 688 feet more or less north of the southerly line of said Lot 24. THE GRANTEE, its successors and assigns, and its and their agents and employees, shall have the right of ingress and egress to said telephone line and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said line.

IN WITNESS WHEREOF, said Grantor has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary, thereunto duly authorized, this 7th day of May, 1943.

(Seal) DAY & NIGHT MANUFACTURING COMPANY, a corporation
By T. J. Bailey, President
By W. A. Chamness, Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss. On this 7th day of May, 1943, before me, Elizabeth S. Douglass, a Notary Public in and for said County and State, personally appeared T. J. Bailey, President, and W. A. Chamness, known to me to be the Secretary & Treas. of Day & Night Manufacturing Co., the corporation that 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 the day and year in this certificate first above written.

(Seal) Elizabeth S. Douglass, Notary Public in and for Said County and State.

#1076 Copy of original recorded at request of GRANTEE, Oct 2 1943, 10:23 A.M. Copyist #103 Compared, Name R. Beatty, County Recorder, By W. G. Shelton Deputy
$1.00-S-M.

U.S.I.R.S. $1.65 Cancelled

JOINT TENANCY DEED

In consideration of $1125.00, receipt of which is hereby acknowledged, xxx WE W.T. CRAIG, xxx and JANE CRAIG, husband and wife do hereby GRANT TO RAYMOND I. MIRCH and EVA C. GIBSON, husband and wife, AS JOINT TENANTS, all that real property in the City of Los Angeles, County of Los Angeles, State of California, described as: The westerly ten (10) feet of Lot Three (3) and the Easterly Thirty Two (32) feet of Lot Four (4) in Block Twenty Three (23), of Cervanes Addition No. One (1), in the city of Los Angeles, as per Map recorded in Book 9, Pages 45 and 46, Miscellaneous Records of said County.

WITNESS my hand xxx this 1st day of October, 1943.

W. T. Craig
Jane Craig

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss. On this 1st day of October, 1943, before me, P. G. Gunness, a Notary Public in and for said County, personally appeared W. T. Craig and Jane Craig, known to me to be the person whose names xxx are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

(Seal) P. G. Gunness, Notary Public in and for said County and State. My Commission Expires May 22, 1945.

#1146 Copy of original recorded at request of GRANTEE, Oct 2 1943, 10:30 A.M. Copyist #103 Compared, Name R. Beatty, County Recorder, By W. G. Shelton Deputy
$1.00-S-M.

WITNESS Grantors' hands this 18th day of November, 1946.

James E. Worthan

CX 12-18 Pearl V. Worthan

STATE OF CALIFORNIA COUNTY OF LOS ANGELES) SS. On this 18th day of November, 1946, before me, Alma E. Kerry, Notary Public in and for said County, personally appeared James E. Worthan and Pearl V. Worthan 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.

(SEAL) Alma E. Kerry Notary Public in and for said County and State. My commission expires Sept. 2, 1950.

#950 Recorded at request of TITLE INSURANCE & TRUST CO. FEB 19 1947, 8 A.M. Copyist #35.
Compared Mame B. Beatty, County Recorder, By C Crosby 72 Deputy
$1.00/3-P

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24273-156

Consideration less than $100.00 Quitclaim Deed

In Consideration of $10.00, receipt of which is hereby acknowledged, Lillian Thomas Coffee whose permanent address is Azusa, does hereby remise, release and forever quitclaim to Day & Night Manufacturing Company, a California Corporation whose permanent address is Monrovia, California, the real property in the County of Los Angeles, State of California, described as: The South ½ of the South 20 acres of Lot 24 in Subdivision No. 2 of Azusa Land & Water Company, in the County of Los Angeles, State of California, as per map recorded in Book 43 Page 94, Miscellaneous Records in the office of the County Recorder of said County. Except portion in Irwindale Avenue on West.

Dated this 12 day of September, 1942.

Lillian Thomas Coffee

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) SS. On this 12th day of September, 1942, before me, a Notary Public in and for said County, personally appeared Lillian Thomas Coffee, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same.

Witness my hand and official seal.

(SEAL) Barbara B. Grandstaff Notary Public in and for said County and State.

#940 Recorded at request of TITLE INSURANCE & TRUST CO. FEB 19 1947, 8 A.M. Copyist #35.
Compared Mame B. Beatty, County Recorder, By C Crosby 72 Deputy
$1.00/3-Mc

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USIRS $1.65 Cancelled Joint Tenancy Deed

In consideration of $10.00, receipt of which is hereby acknowledged, ELIZABETH COSMA, an unmarried woman does hereby Grant to RALPH G. HERSHBERGER and ELISABETH J. HERSHBERGER, husband and wife, AS JOINT TENANTS, all that real property in the County of Los Angeles, State of California, described as: LOT 229 of Tract 7420 as per map recorded in Book 78, Pages 47 and 48 of Maps in the office of the County Recorder of said County.

SUBJECT TO: 1 All General and Special taxes for the fiscal year 1947-48.

2 Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record. Dated this 6th day of February, 1947.

Elizabeth Cosma

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) SS. On this 6th day of February, 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Elizabeth Cosma, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same.

Witness my hand and official seal.

(SEAL) Edith M. Hogan Notary Public in and for said County and State.

#936 Recorded at request of TITLE INSURANCE & TRUST CO. FEB 19 1947, 8 A.M. Copyist #35.
Compared Mame B. Beatty, County Recorder, By C Crosby 72 Deputy
$1.00/3-Mc

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Deed of Trust MT 5306

This Deed of Trust, Made this 14th day of February, 1947, between THOMAS SMITH and LAURA

BOX16-0103

D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 626-2213

LEGAL DESCRIPTION
LOT 30
AZUSA Land & Water No 2

CH 4

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Poage	Azusa Rock & Sand Co	D 736	10	11	44	21367-126 CH8 Fee 1st Copy
2							
3							
4							
5							
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BOX16-0104

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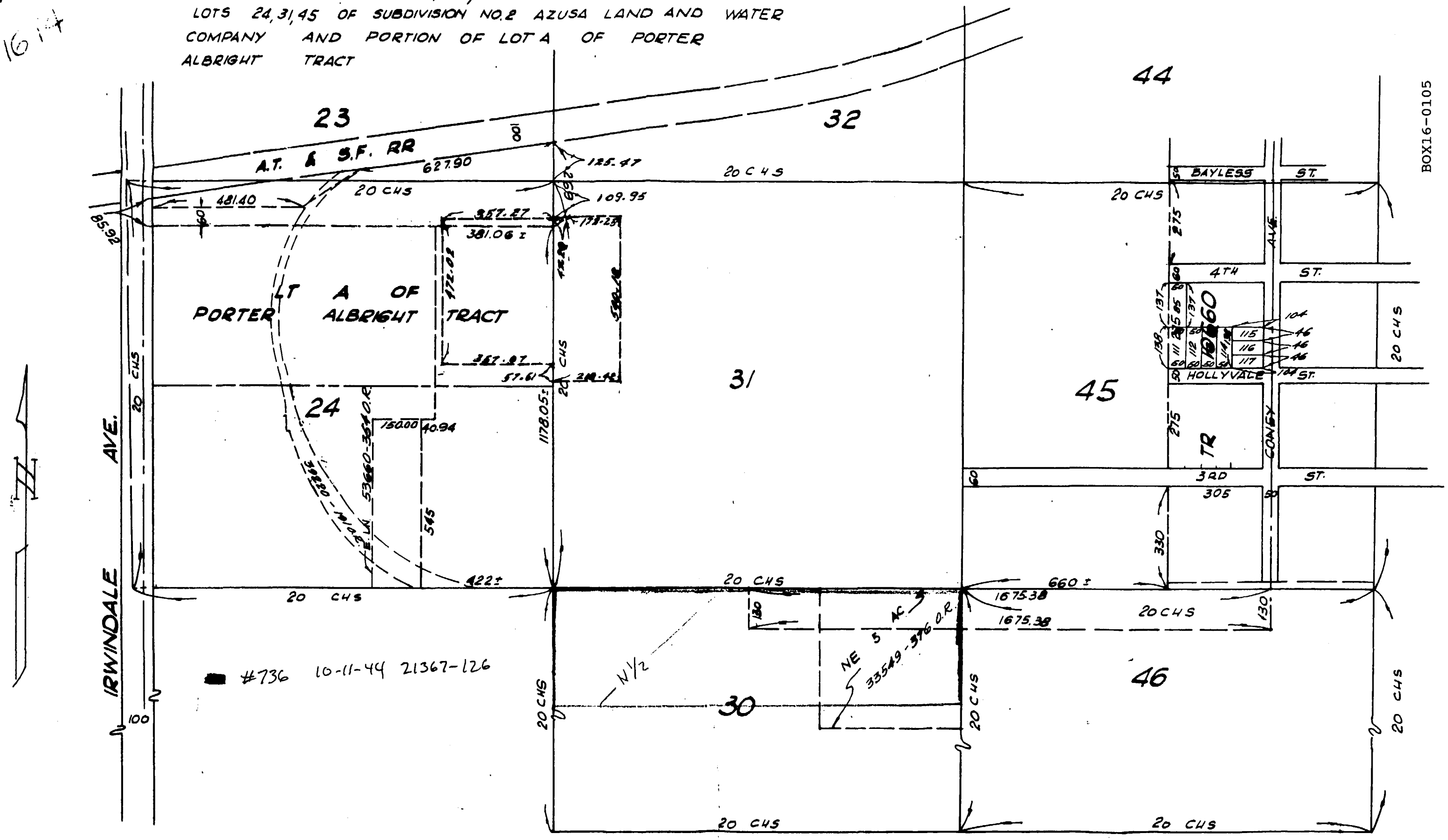
1614

PORTION OF LOT 23, 32, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

BOX16-0105

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
LOT 31 AND 32
AZUSA LAND - Water No. 2

CH 5

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Azusa Foothill Citrus Co	Fuhr	D 815	8	7	42	19451-314
2	Fuhr	Defense Plant Corp	D 283	5	13	43	19975-333
3	Azusa Agric. Water Co	Defense Plant Corp	D 284	5	13	43	20002-172
4	Azusa Foothill Citrus Co	Defense Plant Corp	D 285	5	13	43	20008-145
5	Defense Plant Corp	SCE	D 1619	5	11	44	20905-204
6	Defense Plant Corp	SCE	D 1472	11	20	44	21460-162
7	Defense Plant Corp	Aerojet Eng. Corp	D 1107	7	23	48	27821-374
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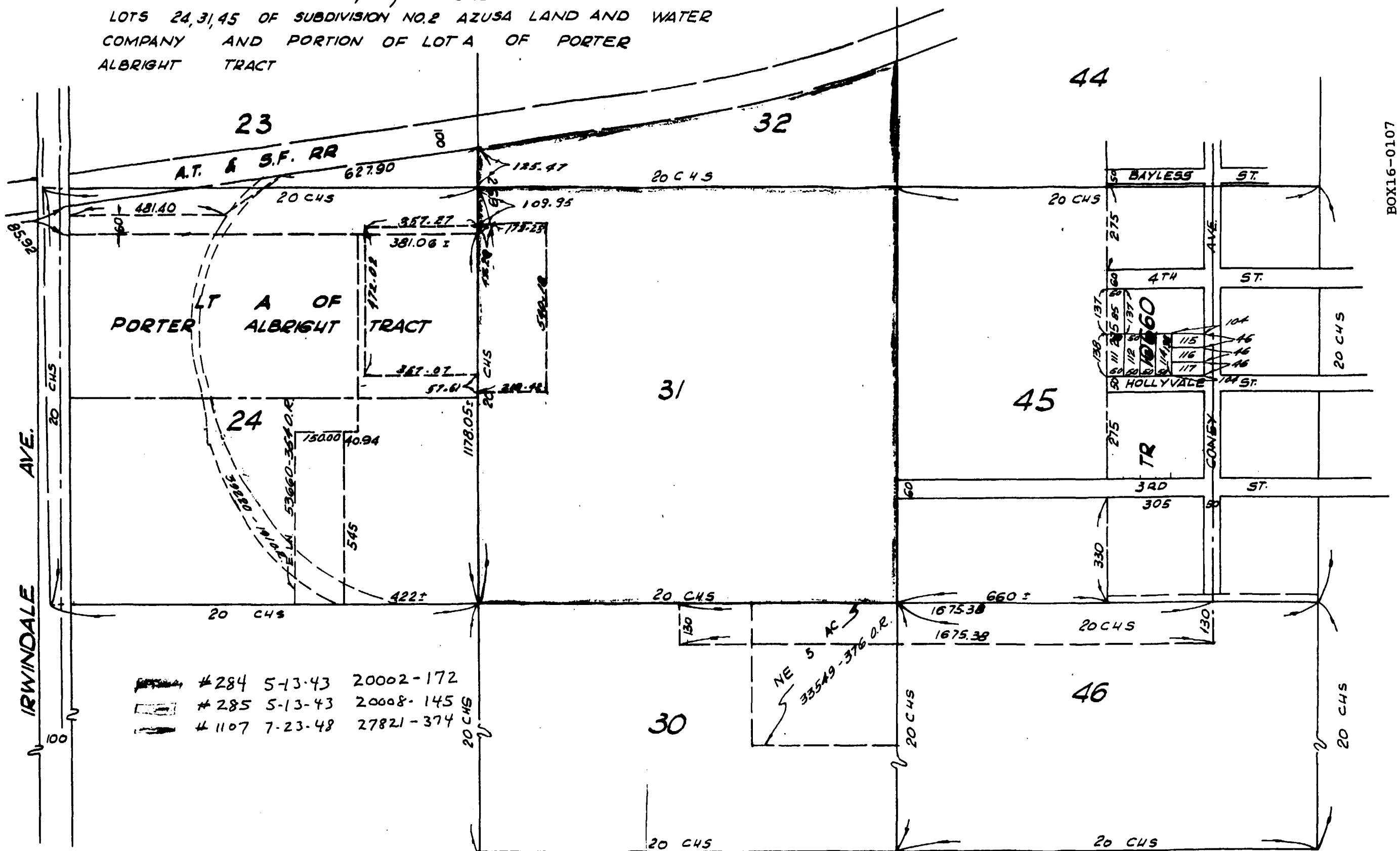
BOX16-0106

PORTION OF LOT 23, 32, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

BOX16-0107

seal.

(Seal) Anna Martin, Notary Public in and for said County and State. My Commission Expires Sept.21, 1948.

4098 Copy of original recorded at request of Grantee, Aug.7, 1948, 9:30 A. M. Corrected, Filed, Compared. Name B.Beatty, County Recorder, By a.Rand Deputy $1.00-4. P.

---------0-0-0---------

19451-314

EASEMENT

THIS INDENTURE, made this 27th day of July, 1948, by and between AZUSA FOOTHILL CITRUS COMPANY, a corporation, of Los Angeles County, California, First Party, and ANITA M.FUHR of Azusa, California, Party of the Second Part, WITNESSETH: That said First Party, for and in consideration of One ($1.00) Dollar to it in hand paid, the receipt of which is hereby acknowledged, and for other good and valuable consideration to it moving, does hereby grant to the Party of the Second Part her successors and assigns the right to construct, maintain, repair, and operate a pipe line for conveying water upon, over, and across lots number 31 and 45 of Subdivision number 2, of The Azusa Land And Water Company as per map recorded in Book 43, Page 94, Miscellaneous Records of said County. Said right of way to begin at the easterly line of said Lot 45 at the point where said easterly line of Lot 45 meets and adjoins with the west end of Fourth Street in the City of Azusa; thence continuing southwest in a diagonal direction across the said Lots number 45 and 31 along the route where the present pipe line of the Second Party is now located upon said lots, together with a right of ingress and egress across said lots for the purpose of constructing, repairing maintaining, and operating said pipe line.

It is however, mutually understood and agreed and the Second Party of her part specifically agrees that if at any time in the future the present location of said pipe line interferes in any manner with the development of said Lots 45 and 31 or any part thereof, then and in that event she will remove the said pipe line and reconstruct the same at her own cost, along such route near the northern boundary line of said lots as will least interfere with the development of said lands, the route to be mutually agreed upon by the parties hereto; said pipe line, if and when reconstructed, and relaid shall be laid at no less a depth under the surface of the ground than the present pipe line is now laid. First Party hereby also grants to the Second Party her successors and assigns the right of ingress and egress for the purpose of maintaining, and repairing the said line along the route which in the future it may be reconstructed. TO HAVE AND TO HOLD the same unto the Second Party, subject to the uses, purposes, limitations and conditions hereinabove set forth.

IN WITNESS WHEREOF the above mentioned corporation has caused this Right of Way Deed and Contract to be duly executed and its corporate name to be subscribed thereto by its President and attested by its Ass't.Secretary, who have hereto affixed its corporate seal this 27th day of July, 1948.

(Seal) AZUSA FOOTHILL CITRUS COMPANY, a corporation
By C.A.Griffith, President
Attest Chas.Stewart, Ass't. Secretary

Anita M.Fuhr, Second Party

STATE OF CALIFORNIA COUNTY OF LOS ANGELES)SS. On this 27 day of July, 1948, before me, P.J.Tscharner a Notary Public in and for said County, personally appeared C.A.Griffith known to me to be the President and Chas.Stewart known to me to be Asst. Secretary, of Azusa Foothill Citrus Company, the corporation that executed the within instrument, 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.

(Seal) P.J.Tscharner, Notary Public in and for the said County and State. My Commission Expires: July 25-1944.

STATE OF CALIFORNIA COUNTY OF LOS ANGELES)SS. On this - day of July, before me P. J. Tscharner a Notary Public in and for said County, personally appeared Anita M.Fuhr, known to me to be the person who executed the within instrument as second party and acknowledged to me that she executed the same. WITNESS my hand and official seal.

(Seal) P.J.Tscharner, Notary Public in and for the said County and State. My Commission Expires: July 25, 1944.

4018 Copy of original recorded at request of Grantee, Aug.7, 1948, 10:40 A. M. Corrected, Filed, Compared. Name B.Beatty, County Recorder, By a.Rand Deputy $1.00-0. B.

---------0-0-0---------

Full Reconveyance

Whereas, TITLE GUARANTEE AND TRUST COMPANY, a corporation, of Los Angeles, California, as Trustee under Deed of Trust dated September 13, 1937, made by Joseph B.Large and Velma

QUITCLAIM DEED 19975-333

THIS INDENTURE, made this 7th day of May, 1943, by and between ANITA M. FUHR, first party, and the DEFENSE PLANT CORPORATION, a corporation created by the Reconstruction Finance Corporation pursuant to Section 5d of the Reconstruction Finance Corporation Act, as amended, to aid the Government of the United States in its National Defense Program, second party.

WITNESSETH: That the first party for and in consideration of the sum of One ($1) Dollar in hand paid by the second party, receipt whereof is hereby acknowledged, and for other good and valuable consideration to it moving does hereby remise, release, sell, convey, and quitclaim, unto the second party, its successors and assigns, forever, all her right, title, interest, claim and demand, which first party has to an easement and right of way for a pipe line for conveying water over the following described real property to wit:

"Lots 31 and 45 of Subdivision #1 of Azusa Land and Water Company's land in the City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 43, page 94 of Miscellaneous Records of said County."

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging or in any wise thereunto appertaining, and all the estate, right, title, interest, and claim whatever of the first party, either in law or equity, to the use and benefit, of second party, its successors and assigns, forever.

IN WITNESS WHEREOF, the first party has hereunto set her hand and seal the day and year first above written.

First party: Anita M. Fuhr (Anita M. Fuhr) (Seal)

Attest: By --

STATE OF CALIFORNIA } ss.
County of Los Angeles }

On this 7 day of May, 1943, before me, a Notary Public in and for said County and State, personally appeared Anita M. Fuhr, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same. WITNESS my hand and official seal.

(SEAL)

P. J. Tesherner, Notary Public
in and for the said County and State.
My Commission Expires: July 25-1944.

#983 Copy of original recorded at request of Title Insurance & Trust Co. May 13, 1943, 8:30 A.M. Copyist #10 Compared, Name R. Beatty, County Recorder, by E. A. Hoffman (67) Deputy $1.00-5. R.

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DECLARATION OF HOMESTEAD
(By single person, Head of family)

KNOW ALL MEN BY THESE PRESENTS: That I, JOHN MARION TOMLINSON, do hereby certify that I am the Head of a family consisting of myself and my Mother, MARY TOMLINSON.

That I do now at the time of making this declaration actually reside with my family consisting of myself and Mother on the land and premises in the City of Los Angeles, County of Los Angeles, State of California, described as:

Lot 179 - 180, Tract 6936, City of Los Angeles, as per Map Book 76, Page 34, of Maps of the Official Records of Los Angeles County; also known as 3728 Sawtelle Boulevard, Los Angeles, California.

That it is my intention to use and claim the said lot of the land and premises above described, together with the dwelling house thereon and its appurtenances as a homestead.

That I do hereby select, declare and claim the same as a homestead.

That the actual cash value of said property I estimate to be $5000.00.

WITNESS MY HAND this 13th day of May, 1943.

John Marion Tomlinson

STATE OF CALIFORNIA } ss.
COUNTY OF LOS ANGELES }

On this 13th day of May, 1943, before me LAWRENCE PAUL SCHERR, a Notary Public in and for said County, personally appeared JOHN MARION TOMLINSON, known to me to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same. WITNESS my hand and official seal.

(SEAL)

Lawrence Paul Scherr, Notary Public
in and for said County and State.

#1085 Copy of original recorded at request of Claimant May 13, 1943, 11:08 A.M. Copyist #10 Compared, Name R. Beatty, County Recorder, by E. A. Hoffman (67) Deputy $1.00-4. R.

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For purpose of identification only refer to Col. #185850

THIS MORTGAGE, made December 31st, 1942 by Augusta Schwarz, single hereinafter called MORTGAGOR, To County of Los Angeles, a body corporate and politic in and of the State of California and existing under and by virtue of the laws of said State, hereinafter called MORTGAGEE.

BOX16-0109

A. To protect the security of this Deed of Trust, Trustor agrees:

1. To make such additions, alterations, repairs and improvements as may be necessary or proper to said land and property or to the date contained and repair and preserve adequately the said land and buildings and improvements thereon in good and substantial condition and repair; to complete and restore promptly and in good and workmanlike manner any building or other improvement which may be damaged or destroyed thereon, and to pay when due all claims for labor performed and materials furnished therefor and not to permit any mechanic's lien against said property to remain unpaid; to comply with all laws affecting said property or requiring or relating to any alterations or improvements to be made thereon; not to remove, alter or permit waste or destruction of any building or improvement now or hereafter on said property in violation of law or of any covenant, condition, or restriction affecting said property; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary the protection of said property and improvements thereon, the specific enumerations herein not excluding the general.

2. To keep all taxes, assessments, liens, charges and other encumbrances against said property or any part thereof, which appear to be prior or superior hereto, all rents, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof. Beneficiary or Trustee being authorized to enter upon said property for such purposes, appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any encumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

3. To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

1. Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as provided for disposition of proceeds of fire or other insurance.

2. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare defaults for failure so to pay.

3. At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plan thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

4. Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto." Such reconveyance should express as a consideration of the reconveyance of the trust, name and profits hereunder assigned to Beneficiary.

5. Upon default by Trustor in payment of any indebtedness secured hereby or in the performance of any agreement hereunder, Beneficiary shall be entitled and may and is hereby authorized, without notice, and irrespective of whether declaration of default has been delivered to Trustee and without regard to the adequacy of the security for the indebtedness secured hereby, either personally or by attorney or agent, without bringing any action or proceeding, or be receiver to be appointed by a court, to enter into possession and hold, secure, possess and enjoy the said property, make, amend, enforce or modify leases, obtain and evict tenants and do or modify any and terms of rents, and to sue, receive and collect all or any part of the rents, issues and profits thereof and, after paying such rents of maintenance and operation of said property as it in its judgment may deem proper, to apply the balance upon the secured indebtedness hereunder, the rents, issues and profits of said property being hereby assigned to Beneficiary as further security for the payment of such indebtedness, and the assignment of such rents, issues and profits shall not constitute a waiver of any other right which Trustee or Beneficiary may enjoy under this deed or under the laws of California. The receipt and application by said Beneficiary of all such rents, issues and profits, pursuant hereto, after execution and delivery of said declaration of default and demand for sale or during the pendency of Trustee's Sale proceedings hereunder, shall not cure such breach or default, nor affect said sale proceedings or any sale made pursuant thereto, but such rents, issues and profits, less all costs of operation and maintenance, when received by Beneficiary, shall be applied in reduction of the secured indebtedness from time to time secured hereby.

6. Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be duly filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels, and at such order as it may determine, at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

7. Trustee, or of said property shall have been reconveyed, the then trustee, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by such and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall without conveyance from the Trustee predecessor, succeed to all its rule, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustee shall be exclusive of all other provisions for substitution, statutory or otherwise.

8. This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

9. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. The Undersigned Trustor Requests that copy of any notice of default and of any notice of sale hereunder be mailed to him at his address hereinbefore set forth.

Signature of Trustor

Frank W. Landreth
Fannie S. Landreth

STATE OF CALIFORNIA, COUNTY OF Los Angeles) SS. On this 23rd day of April, 1943, before me, the undersigned, a Notary Public in and for said County, personally appeared Frank W. Landreth and Fannie S. Landreth 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.

(SEAL)

Winnie A. Perry Notary Public
in and for said County and State.
My Commission Expires March 1, 1944.

Indexed as Trust Deed and Assignment of Rents.

6408-Copy of original recorded at request of TITLE INSURANCE & TRUST CO. MAY 18, 1943 8:30 A.M. Copied is Compared MARK E BEATTY County Recorder, by S Post (155) Deputy.
64.20-38 L.

2-2-2-2-2-2-2

QUIT CLAIM DEED
CORPORATION

20002172

THE AZUSA AGRICULTURAL WATER COMPANY, a corporation, in consideration of ONE DOLLAR, to it in hand paid, the receipt of which is hereby acknowledged, does hereby release, remise and forever quitclaim to DEFENSE PLANT CORPORATION, a corporation organized and existing pursuant to authority granted by Act of Congress all that real property in the City of Azusa, County of Los Angeles, State of California, described as: Lot 31 and that portion of Lot 32, lying South of the South line of the Atchison Topeka and Santa Fe Railroad right of way, 100 feet wide, of the Subdivision No. 2 of the Azusa Land and Water Company, in the City of Azusa, County of Los Angeles, State of California, as per map re-

BOX16-0110

corded in Book 43 Page 94 of Miscellaneous Records in the office of the County Recorder of said County. It is intended hereby to release and quitclaim the easement over said land reserved by the Azusa Land and Water Company by deeds recorded in Book 906 Page 215 and Book 977 Page 251 of Deeds and in Book 972 Page 257 and Book 1006 Page 68 of Deeds, in the office of the County Recorder of Los Angeles County, and any and all other rights and interests which Grantor may have, claim or assert in or to the property above described. IN WITNESS WHEREOF, the above mentioned corporation has caused this deed to be duly executed and its corporate name to be subscribed hereto by its President and attested by its Secretary, who has hereunto affixed its corporate seal, this 7th day of May, 1943.

(SEAL) THE AZUSA AGRICULTURAL WATER COMPANY
By C.A.Griffith President
Attest: E. Bayliss Secretary

STATE OF CALIFORNIA COUNTY OF LOS ANGELES) ss On this 7 day of May, 1943, before me, Wm.J.Holden, a Notary Public in and for said County, personally appeared C.A. Griffith known to me to be the President, and E.Bayless known to me to be the Secretary of The Azusa Agricultural Water Company, the corporation that executed the within instrument, 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.

(SEAL) Wm. J.Holden Notary Public in and for said County and State.

#284-Copy of original recorded at request of TITLE INSURANCE & TRUST CO. MAY 13, 1943 8:30 A.M. Copyist is Compared MAME B BEATTY County Recorder, by S Gent (155) Deputy
$1.00 5 R.

x-x-x-x-x-x-x-x

This Deed of Trust, Made this 3d day of May, 1943, Between JACK F.BAUMANN and DOROTHY J.BAUMANN, husband and wife, herein called TRUSTOR, Bank of America NATIONAL TRUST AND SAVINGS ASSOCIATION a National Banking Association, herein called Trustee, and FRANK A. OLSON, a widower, herein called BENEFICIARY, WITNESSETH: That Trustor irrevocably GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, that property in the City of Burbank County of Los Angeles, State of California, described as:

For RECONVEYANCE See Bk. 7467 Pg. 406 Official Records

Lot 37 in Block 1 of Tract No. 6309 as per map recorded in Book 79, Page 63 of Maps in the office of the County Recorder of said County.

THIS DEED OF TRUST IS GIVEN TO SECURE PART OF THE PURCHASE PRICE OF THE ABOVE DESCRIBED PROPERTY. THIS DEED OF TRUST IS SUBJECT TO AND SECOND TO AN ENCUMBRANCE OF RECORD IN FAVOR OF THE NORTHERN LIFE INSURANCE COMPANY.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power, and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits. For the Purpose of Securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained:

$1597.99 Burbank, California, May 3, 1943

In installments as herein stated, for value received, I promise to pay to FRANK A. OLSON, a widower, or order, at Burbank, California, the sum of FIFTEEN HUNDRED NINETY-SEVEN and 99/100 DOLLARS, with interest from date on unpaid principal at the rate of Six per cent per annum; principal and interest payable in installments of SEVENTY FOUR and No/100 Dollars or more on the 2nd day of each and every calendar month, beginning on the 2nd day of June, 1943, until December 2, 1943 when it is to be $80.00 or more per month and continuing until paid and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, a National Banking Association.

Jack B.Baumann (Signed) (Jack B. Baumann)
Dorothy J. Baumann (Signed) (Dorothy J.Baumann)

in and for said County and State.

(Not copy of original recorded at request of Grantee, May 13, 1943) 10:57 AM
Copies Fld.Compared. HAMER B.BEATTY,COUNTY RECORDER,
$1.00-4 B BY ..... DEPUTY

Deed of Reconveyance

Know All Men By These Presents; Whereas, Bank of America National Trust and Savings Association,the Beneficiary and holder of the Deed of Trust made, executed and delivered on March 4, 1942, by JAMES B.FORD and DAISY B.FORD,his wife, to CORPORATION OF AMERICA, a California corporation, as Trustee for BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, a national banking association,as Beneficiary,which Deed of Trust was recorded on March 10, 1942, in the office of the County Recorder of-,County of Los Angeles, State of California,inBook 19848 of Official Records,at Page 247,et seq., has requested the Trustee under said Deed of Trust toreconvey the premises therein described;and

Whereas, CORPORATION OF AMERICA is now the Trustee under said Deed of Trust;

Now,Therefore,the CORPORATION OF AMERICA, a corporation,as said Trustee does hereby grant,remise,release and reconvey to the person or persons legally entitled thereto,all the estate and interest derived to it,by or through said Deed of Trust,in the lands therein described,together with the appurtenances; special reference being hereby made to said Deed of Trust and the record thereof,for a particular description of said lands. In Witness Whereof, said CORPORATION OF AMERICA, as such Trustee,hashaused these presents to be executed by an officer,to-wit; C.N.Williams,Manager,Redondo Beach Branch of the BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION and ex-officio agent of said CORPORATION OF AMERICA, by virtue of a resolution of the Board of Directors of said Corporation heretofore recorded in the aforesaid County.

DATED; May 11, 1943.

(--) CORPORATION OF AMERICA, a Corporation,Trustee.
By C.N.Williams Its Agent.

STATE OF CALIFORNIA,County of Los Angeles.)ss. On this 11th day of May,in the year one thousand nine hundred and forty-three,before me,C.V.Walker, a Notary Public in and for the said County and State,and residing therein,duly commissioned andsworn,personally appeared C.N.Williams,an officer,to-wit; Manager of the Redondo Beach Branch of the BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION and ex-officio agent of CORPORATION OF AMERICA, a corporation,known to me to be the person who executed the within instrument on behalf of CORPORATION OF AMERICA, a corporation,therein named,and acknowledged to me that said CORPORATION OF AMERICA, a corporation,executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal, the day and year first hereinabove written.

(SEAL) C.V.Walker Notary Public
in and for the County of Los Angeles,State of California.

(Not Copy of original recorded at request of TITLE INSURANCE & TRUST CO., May 13, 1943, 8:30 A.M. Copyist Fld.Compared. HAMER B.BEATTY,COUNTY RECORDER,
$1.00-8 W BY ..... DEPUTY

20008-145

U S I R S $11.00 cancelled.

In Consideration of the receipt,by the undersigned,of TwoDOLLARS ASUSA FOOTHILL CITRUS COMPANY, A Corporation a Corporation organized under the laws of the State of California,having its principal place of business in the City of Asusa,County of Los Angeles State aforesaid does hereby grant to Defense Plant Corporation, a Corporation created by the Reconstruction Finance Corporation pursuant to Sec.5d of the Reconstruction Finance Corporation Act as amended,to aid the Government of the United States in its National Defense Program, that real property in the City of Asusa County of Los Angeles, State of California,described as follows: Lot Thirty-one (31),and that portion of Lot Thirty-two(32), lying South of the South line of the Atchison Topeka and Santa Fe Railroad right of way,100 feet wide,of the Subdivision No.8 of the Asusa Land and Water Company,in the City of Asusa,County of Los Angeles,State of California,as per map recorded in Book 43 Page 94 Miscellaneous Records in the office of the County Recorder of said County. Buyer shall not be permitted to develop sand,rock or gravel upon this property.If Buyer constructs a railroad spur or siding,said spur or siding shall not be used for the loading or transportation of rock products.

To Have and to Hold unto the said grantee,its successors or xxxx 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 and

seal to be affixed by its President and Asst Secretary thereunto duly authorized, this 10th day of May, 1943.

(SEAL) AZUSA FOOT-HILL CITRUS COMPANY,

By C.A.Griffith President

By Charles Stewart Asst.Secretary

State of California County of Los Angeles)ss. On this 10 day of May 1943, before me, Wm.J.Holden a Notary Public in and for said County, personally appeared C.A.Griffith known to me to be the President, and Charles Stewart known to me to be the Asst.Secretary of Azusa Foot-Hill Citrus Company a Corporation 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.

(SEAL) Wm.J.Holden Notary Public

in and for Los Angeles County, State of California.

Fees day of original recorded at request of TITLE INSURANCE & TRUST CO., May 13, 1943, 8130 A M Copyist #14. Compared. MARK B.BEATTY, COUNTY RECORDER, $1.00 S B ..... BY D.Shelly (11) DEPUTY

PROMISSORY NOTE AND CHATTEL MORTGAGE — For Dept. of Motor Vehicle Use.

Loan No.---

THIS NOTE AND MORTGAGE MADE THIS 1st day of May, 1943, by Robert L Saville of 5250 Staunton Los Angeles California, by occupation shipper, Mortgager, to HARRISON FINANCE, by occupation a Finance Company, Mortgagee, Witnesseth: That said Mortgager hereby mortgages to said Mortgagee: (a) that certain motor vehicle with all equipment and accessories thereto, whether heretofore or hereafter placed thereon, described as follows:

Year Model	Trade Name	Type of Body If Truck State Tonnage	Motor No.	Serial No.	State License Number	New or Used	No. of Cyls.
-	-	-	-	-	-	-	-

(b) and the following described personal property, now located at above stated address of Mortgager

Rose Mohair Swedish Modern Davenport & chair to match- 9x12 blue Axm rug; 4 red leather seat & back chrome dinette chairs & blond maple top chrome base table; approx 8 pieces of stainless steel cooking utensils; wal.Modern design 4/6 bed; 4/6 Grand Hotel box spring & inner spring mattress; chest of drawers; vanity; Bench; 4/6 wal bed, dresser; 4/6 coil spg; matt; together with all dishes, linens, drapes, bedding, silverware, glassware, books pictures, elec appli kitchen & household utensils, bric-a-brac, barrels, boxes etc etc.

as security for the payment of, and Mortgager hereby promises to pay to HARRISON FINANCE, Mortgagee, or order, at its office in Los Angeles California, the principal sum of Two hundred and no/100 Dollars, the actual amount lent and paid to Mortgager or his order, with charges thereon at the rate of 2½% per month of thirty consecutive days on that part of the unpaid principal balance of said loan not in excess of One Hundred Dollars, and 2% per month of thirty consecutive days on any remainder of such unpaid principal balance until said principal shall have been paid in full. Principal and charges payable in 11 consecutive monthly installments of $19.32 each, beginning June 1, 1943, together with a final installment due May 1 1944, in the amount of the then remaining unpaid principal balance and accrued charges thereon. From any payment made hereon, charges at said rate due on the unpaid principal balance shall first be deducted and the balance of any such payment shall be applied on the unpaid principal balance of this obligation until paid. If this note is not paid at maturity, the unpaid principal balance thereof shall bear charges thereafter at said rate. The principal amount hereof or any part thereof may be paid in advance at any time with charges as above to the date of payment. The word "charges" wherever used herein shall be deemed to include interest of 10% per annum (5/6ths of 1% per month). (1) Mortgager shall keep said property free from all liens and shall not remove the automobile from this state or remove the above described furniture from the address above listed without the Mortgagee's written permission. Mortgager agrees to repay Mortgagee on demand any payment made by Mortgagee in preserving or protecting the lien of this mortgage against attachments, executions, and other claims of lien. Neither loss of nor injury to said property shall relieve Mortgager from his obligations hereunder.

(2) Mortgager warrants that he is the sole owner of said property, free from all liens except none The parties hereto agree that time is of the essence of this agreement and acceptance by the Mortgagee of any payment required hereunder, after the same is due, shall not constitute a waiver of this or any other provision of this agreement.

(3) Should Mortgager fail or neglect to comply with any of the terms or condi-

U.S.I.R.S. $1.10 cancelled. Grant Deed

In Consideration of $10.00, receipt of which is hereby acknowledged, HOMES AT WHOLESALE, INC., a California corporation, hereby grants to ANDREW J. MERRILL, a single man, and JOHN J. MERRIL and HELEN A. MERRIL, his wife, herein called grantee, the real property in the City of Los Angeles, County of Los Angeles, State of California, described as: LOT SIXTY-TWO (62) in Tract 12974, as per map recorded in Book 247, Pages 13-20 inclusive of Maps, in the office of the County Recorder of said Los Angeles County.

Subject to All general and special taxes for fiscal year 1943-1944 and all subsequent years, including any special levies and assessments which may be included in and payable with taxes.

Subject also to covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, including, and in particular to, those contained in that certain Declaration of Establishment of Conditions and Restrictions recorded in Book 19304, Page 250 et seq., Official Records of said County, each and all of which are hereby expressly imposed or reserved by reference to said Declaration with the same effect as though fully set forth herein. Subject also to encumbrances of record and in particular to that certain first encumbrance in favor of SECURITY-FIRST NATIONAL BANK OF LOS ANGELES now of record against said property, the unpaid principal balance of which and all unpaid interest thereon the above named grantee hereby assumes and agrees to pay in accordance with the terms of said first encumbrance.

There is excepted from this conveyance and reserved unto the Grantor, an easement and right of way, with right of entry, in, under, upon, over, along, across and through a five-foot strip running along the rear line of said real property and a three-foot strip running along each side line of said real property, together with the right to convey the easements and rights hereby reserved, for the construction, installation, maintenance and operation therein and thereon of telephone, telegraph and electric light and power poles, with or without crossarms, wires, cables, lines, conduits, storm drains and sewer, water and gas pipes. In Witness Whereof, the above named corporation has caused this deed to be duly executed and its corporate name to be subscribed hereto by its Vice President and attested by its Asst Secretary, who has hereunto affixed its corporate seal, this 29th day of April, 1944.

(Seal) HOMES AT WHOLESALE, INC.

By F.D.Raillet Vice-President

Attest: A.N.Brodenbeck Asst.Secretary

STATE OF CALIFORNIA COUNTY OF LOS ANGELES)ss. On this 4th day of May, 1944, before me Enid James a Notary Public in and for said County and State, personally appeared F.D.Raillet, known to me to be the Vice President, and A.N.Brodenbeck, known to me to be the Asst Secretary of HOMES AT WHOLESALE, INC., the corporation that executed the within instrument, 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.

(Seal) Enid James Notary Public

in and for said County and State.

#1182 Copy of original recorded at request of Grantee May 11, 1944, 10:23 A.M.

Copyist#79 Compared. Rhum S.Beatty,County Recorder,By Deputy

$1.10-6.L.

CHANGE OF EASEMENT 20905-204

DEFENSE PLANT CORPORATION, a corporation created by Reconstruction Finance Corporation pursuant to Section 5d of the Reconstruction Finance Corporation Act, as amended, to aid the Government of the United States in its national Defense Program, hereby grants to SOUTHERN CALIFORNIA EDISON COMPANY LTD., a corporation, its successors and assigns, without warranty express or implied, the right to construct, use, maintain, alter, add to, repair, replace and/or remove, in, on and over the real property hereinafter described, situated in the County of Los Angeles, State of California, electric lines, consisting of poles, necessary guys and anchors, cross-arms, wires and other fixtures and appliances, for conveying electric energy to be used for light, heat, power, telephone and/or other purposes. Said real property is described as follows: A strip of land 10 feet in width in Lot 31 of Subdivision No. 2, Aetna Land and Water Company, as per map recorded in Book 1) of Miscellaneous Records, Page 94, records of said Los Angeles County, the center line of which strip is described as follows: Beginning at an existing Southern California Edison Company Ltd. pole located approximately 100 feet Easterly and 675 feet Northerly, measured at right angles from the West and South lines, respectively, of said Lot 31; thence from said point of beginning, South 87°12' East 510 ± feet to a point, hereinafter referred to as point "B"; thence South 0°29' West 300 ± feet to a point, hereinafter referred to as point "C"; thence Easterly parallel with said South line, 140 ± feet to a point hereinafter referred to as point "C"; thence continuing Easterly in the same straight line 114 ± feet to a point. Also beginning at said point "C" thence Northerly, parallel to the East line of Lot 31, 200 ± feet to a point. Also five strips of land each 2 feet wide lying within said Lot 31, the center lines of which are described as follows:

1. Beginning at said point "A"; thence Northerly 30 feet to a point,
2. " " " " "A"; " Easterly 30 feet to a point,
3. " " " " "B"; " Southeasterly 30 feet to a point,
4. " " " " "B"; " Westerly " " " " "
5. " " " " "C"; " Northerly " " " " "

BOX16-0114

The Grantee agrees by the acceptance of this instrument to terminate same and to remove the said pole line from the above described property within sixty (60) days after the receipt from the Grantor of a notice in writing so to do, in the event the electric service for which said pole line was constructed, is

dir mentioned, and the Grantee is not required by any law, rule or regulation of any governmental authority to furnish electric service or electric energy to the above described Lot 31 or any portion thereof.

The Grantee hereby agrees that it shall and will indemnify and save harmless the Defense Plant Corporation, its successors and assigns, against any and all loss, damage and/or liability that may be suffered or incurred by the Defense Plant Corporation, its successors and assigns, and against any and all claims, demands and causes of action that may be made or brought against the Defense Plant Corporation, its successors and assigns, caused by or arising out of the negligence of the Grantee, its agents and employees, in connection with the exercise of the rights herein granted.

In case said pole line and facilities or any part thereof shall interfere with Grantor's use of said property, Grantee hereby agrees to move said pole line and facilities to a new location provided by Grantor. Such work to be done at the sole expense of the Grantor. The Grantee, its successors and assigns and its agents and employees, shall have access to said electric lines and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said electric lines. IN WITNESS WHEREOF, said DEFENSE PLANT CORPORATION has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Vice President and Secretary thereunto duly authorized, this 25th day of April, 1944.

(Seal) DEFENSE PLANT CORPORATION FEW

By Frank T. Ronan Vice President H.W.Lane

ATTEST: Lee Nielsen Secretary V.E.K

(Seal) SOUTHERN CALIFORNIA EDISON COMPANY LTD. H.W.T

By Lane D.Webber (LANE D. WEBBER) Vice President WFR

Attest: T.F.Burke (T.F.BURKE) Asst.Secretary W.F.M

DISTRICT OF COLUMBIA SS: On this 25th day of April 1944, before me, a Notary Public in and for the District of Columbia, personally appeared Frank T. Ronan, known to me to be the Vice President and Lee Nielsen known to me to be the Secretary of DEFENSE PLANT CORPORATION, a corporation, 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. R.R.P.

WITNESS my hand and official seal.

(Seal) Kinloe R.Kramer Notary Public

in and for the District of Columbia. My commission expires June 30, 1948.

COUNTY OF LOS ANGELES STATE OF CALIFORNIA)ss. On this 22nd day of March 1944, before me a Notary Public in and for said County of Los Angeles, personally appeared LANE D. WEBBER known to me to be the Vice President and T.F.BURKE, known to me to be the Assistant Secretary of the Southern California Edison Company Ltd., a corporation, 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. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Seal) O.W.Scott Notary Public

in and for said County and State. Notary Public in and for the County of Los Angeles, State of California. My commission expires October 6, 1947.

N.J. E.W. Dist. Eastern. W.O. 17220-17371 128 M.S. 56-91. APPROVED AS TO DESCRIPTION R.L.WHEELER, By O.W. BRYANT OF WAY AGT. Date 3-9-44.

1610 Copy of original recorded at request of Grantee May 11, 1944, 2:47 P.M.

Copy 1679 Compared. Ithan D.Beatty, County Recorder, By H. [illegible] Deputy

$1.70-13.P.

Deed of Reconveyance

Know all men by these presents: Whereas, Bank of America National Trust and Savings Association, the Beneficiary and holder of the Deed of Trust made, executed and delivered on October 24th, 1941, by HUMBAR WILLS CORPORATION, a Corporation to CORPORATION OF AMERICA, a California Corporation as Trustee for BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, a national banking association, as Beneficiary, which Deed of Trust was recorded on October 30, 1941, in the office of the County Recorder of the County of Los Angeles, State of California, in Book 18675 of Official Records, at Page 377, et seq., has requested the Trustee under said Deed of Trust to reconvey the premises therein described; and Whereas, CORPORATION OF AMERICA is now the Trustee under said Deed of Trust; Now, Therefore, the CORPORATION OF AMERICA, a corporation, as said Trustee, does hereby grant, remise, release and reconvey to the person or persons legally entitled thereto, all the estate and interest derived to it, by or through said Deed of Trust, in the lands therein described, together with the appurtenances; special reference being hereby made to said Deed of Trust and the record thereof, for a particular description of said lands.

In Witness Whereof, said CORPORATION OF AMERICA, as such Trustee, has caused these presents to be executed by an officer, to-wit: J.L.Hay, Manager of the BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION and ex-officio agent of said CORPORATION OF AMERICA, by virtue of a resolution of the Board of Directors of said Corporation heretofore recorded in the aforesaid County. Dated: April 5, 1944.

(-) CORPORATION OF AMERICA, a Corporation,

Trustee.

By J.L. Hay Its Agent.

BOX16-0115

agreements herein contained shall continue in full force and effect.

No failure or neglect, however long continued on the part of the seller to enforce compliance by the purchaser with any term, covenant or condition of this deed, shall ever constitute or be construed as a waiver of any such term, covenant or condition.

It is an express condition of this conveyance that the seller herein shall not be responsible or liable for any promise, representation, agreement condition or stipulation not set forth herein.

Wherever in this deed the masculine gender is used, it shall also be construed as if the feminine gender had been used wherever the feminine gender would be applicable instead of the masculine. Wherever the singular is used in referring to a purchaser, it shall be construed as if the plural had been used where applicable and in case there is more than one purchaser. TO HAVE AND TO HOLD to said purchaser, their heirs successors or assigns but subject to all reservations, covenants, conditions, restrictions, and/or agreements hereinabove set forth. IN WITNESS WHEREOF, said Association has caused its name to be affixed hereto and this instrument to be executed by its Vice-President and Asst. Trust Officer, thereunto duly authorized. this 1st day of October, 1944.

(----) SECURITY-FIRST NATIONAL BANK OF LOS ANGELES,

as Trustee under Declaration of Trust No. D-7074.

By R. F. Church Vice-President

By E. C. Boardman xxx Assistant Trust Officer.

Address of Purchaser:

STATE OF CALIFORNIA COUNTY OF LOS ANGELES)ss. On this 28th day of October, A.D., 1944 before me Harry D. Tompkins a Notary Public in and for said County of Los Angeles, State of California, residing therein, duly commissioned and qualified, personally appeared R. F. Church Known to me to be the Vice-President, and E. C. Boardman, known to me to be the xxxx Asst. Trust Officer of the SECURITY-FIRST NATIONAL BANK OF LOS ANGELES, the Association that executed the within instrument as Trustee, known to me to be the persons who executed the within instrument on behalf of the association therein named, and acknowledged to me that such Association executed the same, as such Trustee. Witness my hand and official seal.

(Seal) Harry D.Tompkins

Notary Public in and for Los Angeles County, California.
My Commission Expires June 28, 1946.

#858. Copy of original recorded at request of Grantee Nov. 16, 1944 at 10:47 AM
Copyist #121. Compared. Mame B. Beatty, County Recorder, By [illegible] Deputy
$4.80-43.M.

- - - - - - -

GRANT OF EASEMENT 21460-162

DEFENSE PLANT CORPORATION, a corporation created by Reconstruction Finance Corporation pursuant to Section 5d of the Reconstruction Finance Corporation Act, as amended to aid the Government of the United States in its national Defense Program, hereby grants to SOUTHERN CALIFORNIA EDISON COMPANY LTD., a corporation, its successors and assigns, without warranty express or implied, the right to construct, use, maintain, alter, add to, repair, replace and/or remove, in, on and over the real property hereinafter described, situated in the County of Los Angeles, State of California, electric lines, consisting of poles, necessary guys and anchors, cross-arms, wires and other fixtures and appliances, for conveying electric energy to be used for light, heat, power, telephone and/or other purposes. Said real property is described as follows: A strip of land 11 feet in width in Lot 31 of Subdivision No. 8, Azusa Land and Water Company, as per map recorded in Book 43 of Miscellaneous Records, Page 94 records of said Los Angeles County, the centerline of which is described as follows: Beginning at an existing pole at the point referred to as Point "C" in easement executed April 28, 1944 by Defense Plant Corporation and recorded

May 11, 1944 in Book 20808 of Official Records, Page 304, records of said Los Angeles County; thence Northerly, parallel to the East line of saidLot 31, 490 feet to a point. The Grantee agrees by the acceptance of this instrument to terminate same and to remove the said pole line from the above described property within sixty (60) days after the receipt from the Grantor of a notice in writing so to do, in the event the electric service for which said pole line was constructed, is discontinued, and the Grantee is not required by any law, rule or regulation of any governmental authority to furnish electric service or electric energy to the above described Lot 31 or any portion thereof. The Grantee hereby agrees that it shall and will indemnify and save harmless the Defense Plant Corporation, its successors and assigns, against any and all loss, damage and/or liability that may be suffered or incurred by the Defense Plant Corporation, its successors and assigns, and against any and all claims, demands and causes of action that may be made or brought against the Defense Plant Corporation, itssuccessors and assigns caused by or arising out of the negligence of the Grantee, its agents and employees, in connection with the exercise of the rights herein granted. In case said pole line and facilities or any part thereof shall interfere with Grantor's use of said property, Grantee hereby agrees to move said pole line and facilities to a new location provided by Grantor, Such work to be done at the sole expense of the Grantor. The Grantee, its successors and assigns and its agents and employees, shall have access to said electric lines and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said electric lines.

IN WITNESS WHEREOF, said DEFENSE PLANT CORPORATION has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Vice President and Assistant Secretary thereunto duly authorized this 16th day of October, 1944.

(Seal) DEFENSE PLANT CORPORATION

By G. F. Buskie Vice President

Attest: Thomas Kelly Assistant Secretary.

(Seal) SOUTHERN CALIFORNIA EDISON COMPANY, LTD.

By Lane D. Webber Vice President
(Lane D. Webber)

Attest: T. F. Burke Asst. Secretary.
(T. F. Burke)

OK
BFW
MJW
PWT
CTW
WPW
WAL
EMW
E.Davis

DISTRICT OF COLUMBIA SS: On this 16th day of October, 1944, before me a Notary Public in and for the district of Columbia, personally appeared G.F. Buskie, known to me to be the Vice President and Thomas Kelly known to me to be the Assistant Secretary of DEFENSE PLANT CORPORATION, a corporation, the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalfof the corporation therein named, and acknowledged to me that such corporation executed the same.

Witness my hand and official seal.

(Seal) Roberta S. Rougie

Notary Public in and for the District of Columbia. My Commission expires July 14, 1948.

COUNTY OF LOS ANGELES STATE OF CALIFORNIA)ss. On this 28th day of August 1944, before me, a Notary Public in and for said County of Los Angeles, personally appeared Lane D. Webber known to me to be the Vice President and T. F. Burke known to me to be the Assistant Secretary of the Southern California Edison Company Ltd., a corporation, 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. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

MJ
TW

(Seal) O. W. Scott
(O. W. Scott)
Notary Public in and for said County and State.

Dist. Eastern, W.O. 17988-1sp. N.S. 56-91. Approved as to Description N.L.Wheeler, By C.W. Cater 8-8-44 Right of Way Agt.
21472. Copy of original recorded at request of Grantee Nov. 30, 1944 at 12:18 PM Copying Fee. Compared. Lane E. Beatty, County Recorder, By C. Yates Deputy
$1.50-11.P.

BOX16-0117

27821 374

W. S. & P. signed

QUITCLAIM DEED

THIS INDENTURE, made the 23rd day of July 1948, between the RECONSTRUCTION FINANCE CORPORATION, a corporation duly organized and existing under and by virtue of the laws of the United States, which said corporation pursuant to the provisions of Public Law 109, 79th Congress, approved on June 30, 1945, has succeeded to all the rights and assets of Defense Plant Corporation and the UNITED STATES OF AMERICA, acting by and through War Assets Administration under and pursuant to Reorganization Plan One of 1947 (12 F.R. 4634), and the powers and authority prescribed in the provisions of the Surplus Property Act of 1944 (58 Stat. 765), and WAA Regulation No. 1, as amended, GRANTORS, and AEROJET ENGINEERING CORPORATION, a corporation organized and existing under and by virtue of the laws of the State of Delaware, whose principal place of business is located at Azusa, California, GRANTEE.

W I T N E S S E T H

That the said GRANTORS for and in consideration of the sum of Ten Dollars ($10.00) of the United States of America, to them in hand paid by the said GRANTEE, the receipt of which is hereby acknowledged, have remised, released and forever quitclaimed and by these presents do remise, release and forever quitclaim unto the said GRANTEE and to its successors and assigns the real property situate, lying and being in the County of Los Angeles, State of California, to wit:

PARCEL 1: Lot 31 and that portion of Lot 32 lying south of the south line of the Atchison, Topeka & Sante Fe Railway right of way, 100' wide, of Sub-Division No. 2 of the Azusa Land and Water Company in the City of Azusa, County of Los Angeles, State of California, as per Map recorded in Book 43, Page 94 of Miscellaneous Records in the Office of the County Recorder of said County, subject to the restrictions as set forth in the deed from the Azusa Foot-Hill Citrus Company, a corporation, filed for record May 13, 1943.

PARCEL 2: That portion of Lot 45 of Sub-Division No. 2 of the Azusa Land and Water Company in the City of Azusa, as per Map recorded in Book 43, Page 94 of Miscellaneous Records in the Office of the County Recorder of said county, lying west of the west line of Tract No. 10660, as per Map recorded in Book 164, Pages 13 and 14 of Maps, records of said county, which is bounded on the north by the westerly prolongation of the south line of Third Street, 60' wide, as shown in the Map of said Tract No. 10660, subject to the restrictions as set forth in the deed from the Azusa Foot-Hill Citrus Company recorded in Book 9138, Page 202 Official Records, and an Easement as reserved by the Azusa Land and Water Company by deeds recorded in Book 998, Page 215, and in Book 977, Page 251 of Deeds, all of the above being subject to easements for any presently existing utilities.

And further in accordance with Executive Order 9908, approved on December 5, 1947, (12 F.R. 8223), all uranium, thorium, and all other materials determined pursuant to Section 5 (b) (1) of the

BOX16-0118

Atomic Energy Act of 1946 (60 Stat. 761), to be peculiarly essential to the production of fissionable material, contained, in whatever concentration, in deposits in the lands covered by this instrument are hereby reserved for the use of the United States, together with the right of the United States through its authorized agents or representatives at any time to enter upon the land and prospect for, mine, and remove the same, making just compensation for any damage or injury occasioned thereby. However, such land may be used, and any rights otherwise acquired by this disposition may be exercised, as if no reservation of such materials had been made; except that, when such use results in the extraction of any such material from the land in quantities which may not be transferred or delivered without a license under the Atomic Energy Act of 1946, as it now exists or may hereafter be amended, such material shall be the property of the United States Atomic Energy Commission, and the Commission may require delivery of such material to it by any possessor thereof after such material has been separated as such from the ores in which it was contained. If the Commission requires the delivery of such material to it, it shall pay to the person mining or extracting the same, or to such other person as the Commission determines to be entitled thereto, such sums, including profits, as the Commission deems fair and reasonable for the discovery, mining, development, production, extraction, and other services performed with respect to such material prior to such delivery, but such payment shall not include any amount on account of the value of such material before removal from its place of deposit in nature. If the Commission does not require delivery of such material to it, the reservation hereby made shall be of no further force or effect.

TOGETHER WITH all and singular tenements, hereditaments and appurtenances thereunto belonging, or otherwise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, possession, claim and demand whatsoever, in law as well as in equity of the said GRANTORS, of, in or to the foregoing described premises and every part and parcel thereof with the appurtenances.

Said land was duly declared surplus and assigned to War Assets Administration for disposal, acting pursuant to Reorganization Plan One of 1947 and WAA Regulation No. 1, as amended.

TO HAVE AND TO HOLD the said premises with the appurtenances unto the said GRANTEE and its successors and assigns forever.

AND GRANTEE has certified by the acceptance of this deed and has agreed for itself, its successors and assigns, as follows:

FIRST: That it is acquiring said property for its own use;

SECOND: That it is not purchasing said property for the purpose of reselling or leasing it;

THIRD: That in no case will it resell or lease said property within two (2) years from the date of this instrument without first obtaining the written authorization of the War Assets Administration to such resale or lease;

FOURTH: That until full payment is made of the Trust Deed executed simultaneously herewith, it will not resell or lease it without first obtaining a written authorization of the War Assets Administration to such resale or lease.

27821 576

IN WITNESS WHEREOF, the GRANTORS have caused this instrument to be executed on the day and year first above written.

RECONSTRUCTION FINANCE CORPORATION
AND
UNITED STATES OF AMERICA
Acting by and through
WAR ASSETS ADMINISTRATION

WITNESSES:

Mark J. Costello

By _____
District Director
Los Angeles District Office
War Assets Administration

STATE OF CALIFORNIA)
) SS
COUNTY OF LOS ANGELES)

On this 23rd day of July, 1948, before me _____, a Notary Public in and for the County of Los Angeles, State of California, personally appeared Walter A. Hover, known to me to be the District Director, Los Angeles District Office, War Assets Administration, and known to me to be the person who executed the within instrument on behalf of the War Assets Administration which executed said instrument on behalf of the Reconstruction Finance Corporation and the United States of America and acknowledged to me that he subscribed to the said instrument the name of the Reconstruction Finance Corporation, the name of the United States of America and the name of the War Assets Administration on behalf of the Reconstruction Finance Corporation and the United States of America, and further that the Reconstruction Finance Corporation and the United States of America executed the said instrument.

WITNESS my hand and official seal.

Notary Public in and for said County and State

My Commission expires April 16, 1949

BOX16-0120

WAA Form 1241
(4-12-48)

UNITED STATES OF AMERICA
War Assets Administration

BOOK 27821 PAGE 377

CERTIFICATE

I, the undersigned L. S. Wright
Secretary of the General Board, War Assets Administration, in my official capacity as such Secretary, and duly authorized in the DELEGATION OF AUTHORITY INCIDENT TO THE CARE, HANDLING AND CONVEYANCING dated April 9, 1948, to make the following certification, do hereby certify:

1. That Walter A. Hover is the District Director, Los Angeles District Office, War Assets Administration, duly appointed, authorized and acting in such capacity at the time of the execution of the attached instrument.

2. That the attached DELEGATION OF AUTHORITY INCIDENT TO THE CARE, HANDLING AND CONVEYANCING is a true and correct copy of the original of said DELEGATION OF AUTHORITY, dated April 9, 1948.

Given under my hand this 23rd day of July, 194[illegible].

L S Wright
Secretary
(Title)
The General Board
(Office)
War Assets Administration

BOX16-0121

Book 2782 / Page 378 (NOTICE)

DELEGATION OF AUTHORITY NO. 146

DELEGATION OF AUTHORITY INCIDENT TO THE CARE, HANDLING, AND CONVEYANCING OF SURPLUS REAL PROPERTY AND PERSONAL PROPERTY ASSIGNED FOR DISPOSAL THEREWITH

The Deputy Administrator, Office of Real Property Disposal, and each Associate Deputy Administrator, Office of Real Property Disposal, War Assets Administration; the Regional Director, the Deputy Regional Director for Real Property Disposal, the Associate Deputy Regional Director for Real Property Disposal, and the Assistant Deputy Regional Director for Real Property Disposal, in each and every War Assets Administration Regional Office; the District Director and Deputy District Director for Real Property Disposal, in each and every War Assets Administration District Office, and any person or persons designated to act, and acting, in any of the foregoing capacities, are hereby authorized, individually (1) to execute, acknowledge and deliver any deed, lease, permit, contract, receipt, bill of sale, or other instruments in writing in connection with the care, handling and disposal of surplus real property, or personal property assigned for disposition with real property, located within the United States, its territories and possessions, (2) to accept any notes, bonds, mortgages, deeds of trust or other security instruments taken as consideration in whole or in part for the disposition of such surplus real or personal property, and to do all acts necessary or proper to release and discharge any such instrument or any lien created by such instrument or otherwise created, and (3) to do or perform any other act necessary to effect the transfer of title to any such surplus real or personal property located as above provided; all pursuant to the provisions of the Surplus Property Act of 1944, as amended, (58 Stat. 765; 50 U.S.C. App. Supp. 1611); Public Law 181, 79th Cong. (59 Stat. 533; 50 U.S.C. App. Supp. 1614a, 1614b); Reorganization Plan 1 of 1947 (12 F.R.4534); Public Law 289, 80th Cong. (61 Stat. 678); and War Assets Administration Regulation No. 1 (12 F. R. 6661), as amended.

The Regional Director in each and every War Assets Administration Regional Office is hereby authorized to redelegate to such person or persons as he may designate the authority delegated to him by this instrument.

L. S. Wright, the Secretary of The General Board and Robert Whittet, Associate Deputy Administrator, Office of Real Property Disposal, War Assets Administration, are hereby authorized, individually, to certify true copies of this Delegation and provide such further certification as may be necessary to effectuate the intent of this Delegation in form for recording in any jurisdiction, as may be required.

This Delegation shall be effective as of the opening of business on April 9, 1948.

This authority is in addition to delegations of authority previously granted under dates of May 17, 1946; May 29, 1946; July 30, 1946; September 16, 1946; October 31, 1946; November 22, 1946; January 13, 1947; June 6, 1947; and December 1, 1947; but shall not in any manner supersede provisions of said delegations as do not conflict with the provisions of this Delegation.

JESS LARSON
Administrator

Dated: APR 9, 1948.

BOX16-0122

Recorded and compared: MAME B. BEATTY, County Recorder, By _____ Deputy

July 10, 1948

MODIFICATION AGREEMENT

In consideration of additional payments in the total amount of $10,000.00 having been paid on the note, it is mutually agreed between the undersigned that terms of payment of that certain note dated September 25, 1947, in the original amount of $30,000.00 executed by 20th Century Restaurants in favor of the Hollywood State Bank, and payable in weekly installments of $343.00 plus interest at the rate of 6% and continuing until paid, are to be changed as follows:

$165.00 per week including interest at the rate of 6% per annum, beginning July 14, 1948 and continuing until paid.

This note is secured by Chattel Mortgage dated September 25, 1947 and was recorded as Instrument #2782 on September 26, 1947 in Book 25204 Page 321 of Official Records, County of Los Angeles, California.

IN WITNESS WHEREOF, we have hereunto set our hand this 21st day of July, 1948.

20th CENTURY RESTAURANTS

Bennie Moss

Bennie Moss, President

Ben Lewis

Ben Lewis, Secy-Treas.

HOLLYWOOD STATE BANK

H. W. BROWN - PRESIDENT

MARY E. DINNING - ASSISTANT SECRETARY

BOX16-0123

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
Lot 44
Azusa Land & Water No 2

CH 6

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Azusa Foothill Citrus Co	Omart Investment Co	D 1182	5	22	46	23158-431
2	Omart Investment Co	Moyer	D 1183	5	22	46	23121-367
3	Azusa Foothill Citrus Co	Moyer	D 833	1	22	48	26264-12
4	Azusa Agric. Water Co	Moyer	D 834	1	22	48	26264-11
5	Moyer	Wynn Oil Co	D 835	1	22	48	26264-10
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BOX16-0124

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
Lot 44
Azusa Land & Water No 2

CH 6

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Azusa Foothill Citrus Co	Omart Investment Co	D 1182	5	22	46	23158-431
2	Omart Investment Co	Moyer	D 1183	5	22	46	23121-367
3	Azusa Foothill Citrus Co	Moyer	D 833	1	22	48	26264-12
4	Azusa Agric. Water Co	Moyer	D 834	1	22	48	26264-11
5	Moyer	Wynn Oil Co	D 835	1	22	48	26264-10
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BOX16-0124

U.S.I.R.S. $8.80 Cancelled.

JOINT TENANCY DEED

IN CONSIDERATION of $10.00, receipt of which is hereby acknowledged, E. J. CALVERT and IVA L. CALVERT, his wife, do hereby GRANT TO CLIFFORD H. SMITH and EILEEN D. SMITH, his wife, AS JOINT TENANTS, all that real property in the City of Pasadena County of Los Angeles, State of California, described as:

PARCEL 1: The West 63 feet of the East 175 feet of that portion of the North 105 feet of the South 155 feet of the North half of Lot 19 in Block "A" of San Pasqual Tract, as per map recorded in Book 5 Pages 290 and 291 of Miscellaneous Records, in the office of the County Recorder of said County, lying South of the South line of Washington Street, 80 feet wide, as described in Ordinance No. 3484 of said City of Pasadena, a certified copy of said Ordinance being recorded in Book 16778 Page 338 of Official Records of said County.

PARCEL 2: An easement for laying or maintaining sewer, gas and water mains over the Easterly 112 feet of that portion of the North 105 feet of the South 155 feet of the North half of Lot 19 in Block "A" of San Pasqual Tract, as per map recorded in Book 5 Pages 290 and 291 of Miscellaneous Records in the office of the County Recorder of said County lying South of the South line of Washington Street, 80 feet wide, as described in Ordinance No. 3484 of said City of Pasadena, a certified copy of said Ordinance being recorded in Book 16778 Page 338 of Official Records of said County.

SUBJECT TO: Taxes for 1946-47.

Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any. Dated this 2nd day of April, 1946.

E. J. Calvert

Iva L. Calvert

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)SS. On this 22nd day of April, 1946, before me, the undersigned, a Notary Public in and for said County, personally appeared E. J. CALVERT AND IVA L. CALVERT, 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.

(SEAL) Robert E. Dawson, Notary Public

in and for said County and State. My Commission Expires April 10, 1948.

#1767-Recorded at request of NATIONAL TITLE INSURANCE CO., MAY 22, 1946, 8 A. M.
Copyist #93, Compared. Mame B. Beatty, County Recorder

$1.10-8 B. By D. Schow 350 Deputy.

- - - - - - - - - - -

U.S.I.R.S. $12.10-Cancelled

CORPORATION GRANT DEED 23158 431

AZUSA FOOT-HILL CITRUS COMPANY a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California in consideration of Ten and no/100 DOLLARS to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to GRANT INVESTMENT COMPANY, LTD. the real property in the City of Azusa County of Los Angeles, State of California, described as A portion of Lot 44, of Subdivision No. 8 Azusa Land and Water Company, in the City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 42 Page 94 Miscellaneous Records of said County, described as follows: Beginning at the Southwesterly corner of said Lot 44; thence Northerly along the Westerly line of said Lot 44, 383.78 feet, more or less, to its intersections with the Southeasterly line of the Atchison, Topeka and Santa Fe Railway Company's right of way; thence Northeasterly along the Southeasterly line of said Railway Company's right of way 1409.09 feet, more or less, to its intersections with the Easterly line of said Lot 44; thence Southerly along the Easterly line of said Lot 44; 488.84 feet, more or less, to a point in the Northerly line of Fifth Street; thence Westerly along Fifth Street 660 feet to the Northwesterly corner of Tract No. 4474, as per map recorded in Book 124 Pages 6 and 7 of Maps in the office of the County Recorder of said County; thence Southerly along the Westerly line of said Tract No. 4474, 290 feet to a point in the Southerly line of said Lot 44; thence Westerly along the Southerly line of said Lot 44, 660 feet, to the place of beginning.

Subject to all conditions, restrictions, reservations, and rights-of-way now of record.

BOX16-0125

IN WITNESS WHEREOF, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and assistant Secretary thereunto duly authorized, this 27th day of March, 1946.

(SEAL) AZUSA FOOT HILL CITRUS COMPANY

By C. A. Griffith, President

By Chas. Stewart, Asst. Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)SS. On this 30 day of March, 1946, before me, WINONA L. CAPPELL, a Notary Public in and for said County, personally appeared C. A. Griffith, known to me to be the President, and Chas. Stewart known to me to be the Assistant Secretary of Azusa Foot-Hill Citrus Company, the corporation that executed the within and foregoing 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.

(SEAL) Winona L.Cappell, Notary Public in and for said County and State.

#11b8-Recorded at request of TITLE INSURANCE & TRUST CO., MAY 22, 1946, 8 A. M. Copyist #93, Compared. Mame B. Beatty, County Recorder

$1.00-6 B. By J. Lehow 950 Deputy.

- - - - - - - - - - - - -

U.S.I.R.S. $1.65-Cancelled

GRANT DEED

WARREN M. TATE and MARGARET M. TATE, his wife, in consideration of $10.00 to them in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, do hereby grant to STEPHEN A. DWORAK, JR. and ALICE A. DWORAK, husband and wife, as joint tenants all that real property situated in the City of Pomona, County of Los Angeles, State of California, described as Lot 47, Tract 12731, as per map recorded in Book 263, Pages 41 and 42 of Maps, in the Office of the County Recorder of said County.

EXCEPTING AND RESERVING therefrom an easement and right of way upon, over, under, along, across and through such portion of said realty as may be necessary for the erection, construction, maintenance, repair and operation of pole lines with the necessary crossarms and wires, for the transmission of electrical energy, and for telephone and telegraph lines, and/or for laying and maintaining conduits and/or pipe lines for said purposes, and/or for gas, water, sewers, drains and/or other purposes, together with the right of entry for the purpose of erecting, constructing, laying, maintaining, repairing and operating the same, together with the further right of conveyance or lease of the whole or any portion of such easements and rights of way and right of entry to any firm, corporation, municipal body, person or persons, and reserving also the right to supervise and control the development and improvement of said property for the benefit of said Tract, as hereinafter set forth, and reserving also, the right and easement to drain surface and flood waters from higher across lower lands in said Tract.

Subject to All taxes for the fiscal year, 1946, and to the rights of way and easements for pipe lines, aqueducts, and water development now of record and common to the Tract.

PROVIDED, however, that this conveyance is made and accepted upon and subject to each and all of the protective restrictions, covenants, conditions, reservations, exceptions, provisions and agreements which shall apply to and bind the heirs, executors, administrators, lessees, grantees, devisees, successors and assigns of the respective parties hereto, and which are set forth in a written Declaration of Establishment of Basic Protective Restrictions executed by Warren M. Tate and Margaret M. Tate as Declarants and which is now of record in Book 21831, Page 180 et seq. of Official Records in the office of the County Recorder of said Los Angeles County, to which Declaration and record reference is hereby made for further particulars, a printed copy of which said protective restrictions, covenants, conditions, reservations, exceptions, provisions, and agreements has been delivered contemporaneously herewith to the grantees hereinbefore named and said grantees, by the acceptance of this deed, acknowledge that said printed copy has been so delivered, and has been carefully read and is understood by the grantees, and that said real property is acquired thereunder and will be held by said grantees their heirs, and assigns, subject to each and every protective restriction, covenant, condition, reservation, exception, provision and agreement in said Declaration set forth, for the

executed the same.

(SEAL) Gladys R. Escobar Notary Public in and for the County of Los Angeles, State of California

My Commission Expires January 3, 1948

Filed-Recorded at request of TITLE INSURANCE & TRUST CO. MAY 22, 1946, 8 A. M. Copies 4 to 4, Compared, Mamo B. Beatty, County Recorder,
61.30-7-F By P. Zuccato (2-YR) Deputy

USIRS $18.30 Cancelled

23121-367

Grant Deed
(Code) Corporation

CMART INVESTMENT COMPANY, LTD., a Corporation duly organized and existing under and by virtue of the laws of the State of Nevada, and having its principal place of business in the City of Azusa, County of Los Angeles, and State of California

For and in Consideration of the Sum of TEN AND NO/100 Dollars, the receipt whereof is hereby acknowledged, does hereby Grant to Alexander Meyer and Selma Meyer, husband and wife, as joint tenants, All that Real Property, described as follows, to-wit:

That portion of Lot 44 of Subdivision No. 2 Azusa Land and Water Company, in the City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 43 Page 94, of Miscellaneous Records, in the office of the County Recorder of said County, described as follows:

Beginning at the intersection of the Southerly line of said lot with the most Westerly line of Tract 4474, as per map recorded in Book 184 Pages 6 and 7 of Maps, in the office of the said Recorder; thence Westerly along said Southerly line 660 feet to the Southwest corner of said Lot; thence Northerly along the Westerly line of said lot, 383.75 feet, more or less, to the Southeasterly line of the Atchison Topeka and Santa Fe Railway Company's right of way; thence Northeasterly along said Southeasterly line to an intersection with the Northerly prolongation of the most Westerly line of said Tract 4474; thence Southerly along said prolongation to and along the Westerly line of said Tract 4474 to the point of beginning.

SUBJECT TO: (1) All taxes and/or assessments and installments thereof for the fiscal year 1946-1947, and thereafter coming due.

(2) Covenants, conditions, restrictions, reservations, easements, rights and/or rights of way of record affecting said property.

In Witness Whereof, The said party of the first part has caused its corporate name and seal to be affixed by its President and Secretary thereunto, duly authorized this 15th day of May, 1946.

(SEAL) CMART INVESTMENT COMPANY, LTD.
By M. Penn Phillip President
By Arthur A. Miller Secretary.

STATE OF CALIFORNIA, County of LOS ANGELES)SS. ON THIS 15th day of May, A.D., 1946, before me, J. Patricia Selk a Notary Public in and for the said County and State, personally appeared M. Penn Phillips, President, and Arthur A. Miller, Secretary, known to me, (or proved to me on the oath of), to be the President and Secretary of the Cmart Investment Company, Ltd., the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument, on behalf of the Corporation herein 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.

(SEAL) J. Patricia Selk Notary Public in and for said County and State. My Commission Expires Apr. 11, 1949.

Filed-Recorded at request of TITLE INSURANCE & TRUST CO. MAY 22, 1946, 8 A. M. Copies 1 to 4, Compared, Mamo B. Beatty, County Recorder,
61.10-8-B By P. Zuccato (2-YR) Deputy

Actual consideration less than $100.00 None

Joint-Tenancy-Deed--

In consideration of $10.00, receipt of which is hereby acknowledged, SAMUEL M. DUDLEY, a married man does hereby Grant to BLAYNE S. HUTCHISON, an unmarried man as to an undivided 1/6 interest AND LEE A. SCHMIDT and STELLA B. SCHMIDT, husband and wife as joint tenants as to an undivided 1/6 interest, AS JOINT TENANTS, all that real property in the County of Los Angeles, State of California, described as:

That portion of Block 11 of the Downey Land Association, as per map recorded in Book 8, Page 454, Miscellaneous Records, in the office of the County Recorder of said County, lying Southeasterly of Greening's Subdivision of a portion of said Block 11, as shown on a map recorded in Book 30, Page 80 of said Miscellaneous Records, described as follows:

BOX16-0127

Book 26264 page 12

PLACE INTERNAL REVENUE STAMPS IN THIS SPACE

Corporation Quitclaim Deed

Affix I.R.S. None

Form 4004-A Rev. 10-47

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

AZUSA FOOT-HILL CITRUS COMPANY, a corporation,

a corporation organized under the laws of the State of California, does hereby

REMISE, RELEASE AND QUITCLAIM to SELMA MOYER, a widow,

the real property in the City of Azusa County of Los Angeles State of California, described as:

That portion of Lot 44 of Subdivision No. 2 Azusa Land and Water Company, as per map recorded in Book 43 Page 94 of Miscellaneous Records, in the office of the County Recorder of said County, described as follows:

Beginning at the intersection of the Southerly line of said lot with the most Westerly line of Tract 4474, as per map recorded in Book 124 Pages 6 and 7 of Maps, in the office of the said Recorder; thence Westerly along said Southerly line 660 feet to the Southwest corner of said lot; thence Northerly along the Westerly line of said lot, 383.75 feet, more or less, to the Southeasterly line of the Atchison Topeka and Santa Fe Railway Co's. right of way; thence Northeasterly along said Southeasterly line to an intersection with the Northerly prolongation of the most Westerly line of said Tract 4474; thence Southerly along said prolongation to and along the Westerly line of said Tract 4474 to the point of beginning.

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Asst. Secretary thereunto duly authorized.

Dated: January 19, 1948

AZUSA FOOT-HILL CITRUS COMPANY

By [signature] President

By Chas. Stewart Asst. Secretary

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } SS.

On January 20, 1948 before me, the undersigned, a Notary Public in and for said County and State, personally appeared C. A. Griffith known to me to be the President, and Chas. Stewart known to me to be the Asst. Secretary of 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.

(Seal) Virginia L. Apple
Notary Public in and for said County and State

By

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT No. 833
RECORDED AT REQUEST OF
Title Insurance & Trust Co.
JAN 22 1948 at 8 A.M.
Book 26264 Page 12
OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 1.70 Follos 5
MAME B. BEATTY, County Recorder
By [signature] Deputy

833

Recorded and compared: MAME B. BEATTY, County Recorder, By [signature] Deputy

BOX16-0128

book 26264 page 11

PLACE INTERNAL REVENUE STAMPS IN THIS SPACE

Corporation Quitclaim Deed

Affix I. R. S. $ None

Form 6B-A Rev. 10-47 THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

AZUSA AGRICULTURAL WATER COMPANY, a corporation,

a corporation organized under the laws of the State of California, does hereby

REMISE, RELEASE AND QUITCLAIM to SELMA MOYER, a widow,

the real property in the City of Azusa County of Los Angeles State of California, described as:

That portion of Lot 44 of Subdivision No. 2 Azusa Land and Water Company, as per map recorded in Book 43 Page 94 of Miscellaneous Records, in the office of the County Recorder of said County, described as follows:

Beginning at the intersection of the Southerly line of said lot with the most Westerly line of Tract 4474, as per map recorded in Book 124 Pages 6 and 7 of Maps, in the office of the said Recorder; thence Westerly along said Southerly line 660 feet to the Southwest corner of said lot; thence Northerly along the Westerly line of said lot, 383.75 feet, more or less, to the Southeasterly line of the Atchison Topeka and Santa Fe Railway Co's. right of way; thence Northeasterly along said Southeasterly line to an intersection with the Northerly prolongation of the most Westerly line of said Tract 4474; thence Southerly along said prolongation to and along the Westerly line of said Tract 4474 to the point of beginning.

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary thereunto duly authorized.

Dated: January 19, 1948 AZUSA AGRICULTURAL WATER COMPANY

By President

By Chas. Stewart and Secretary

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } SS.

On January 20, 1948 before me, the undersigned, a Notary Public in and for said County and State, personally appeared C. A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Asst. Secretary of 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.

(Seal) Notary Public in and for said County and State

By

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT No. 831
RECORDED AT REQUEST OF
Title Insurance & Trust Co.
JAN 22 1948 at 8 A.M.
Book 26264 Page 11
OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 1.70 Folios 5
MAME B. BEATTY, County Recorder
By Deputy

Recorded and compared: MAME B. BEATTY, County Recorder, By Deputy

BOX16-0129

BOX16-0130

Book 26264 page 10

INTERNAL REVENUE

Grant Deed

Affix I. R. S. $ 23.10

Form 106 Rev. 10-47 — THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SELMA MOYER, a widow,

does hereby

GRANT to

WYNN OIL CO., a corporation

the real property in the City of Azusa County of Los Angeles, State of California, described as:

That portion of **Lot 44** of Subdivision No. 2, **Azusa Land** and **Water Company**, as per map recorded in **Book 43 Page 94** of Miscellaneous Records, in the office of the County Recorder of said County, described as follows: Beginning at the intersection of the **Southerly** line of said **lot**, with the most **Westerly** line of Tract **4474**, as per map recorded in **Book 124 Pages 6** and **7** of Maps, in the office of the said Recorder; thence **Westerly**, along said **Southerly** line, **660** feet, to the Southwest corner of said lot; thence Northerly, along the Westerly line of said lot, **383.75** feet, more or less, to the **Southeasterly** line of the Atchison, Topeka and Santa Fe Railway Company's right of way; thence **Northeasterly**, along said **Southeasterly** line, to an intersection with the **Northerly** prolongation of the most **Westerly** line of said Tract **4474**; thence **Southerly**, along said prolongation to, and along the **Westerly** line of said Tract **4474**, to the point of beginning.

SUBJECT TO:
Second Installment of taxes for the fiscal year 1947-1948.
Covenants, conditions, restrictions and easements of record.

Dated: January 5, 1948

Selma Moyer

STATE OF CALIFORNIA
COUNTY OF Los Angeles } SS.

On Jan 5 1948 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Selma Moyer

known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same.

WITNESS my hand and official seal.

(Seal)

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT No. 835
RECORDED AT REQUEST OF
Title Insurance & Trust Co.
JAN 23 1948 at 8 A.M.
Book 26264 Page 10
OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 1.60 Follow 4
MAME B. BEATTY, County Recorder
By J. Rand Deputy

835

16.

Recorded and compared: MAME B. BEATTY, County Recorder, By Deputy

AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
Lot 45
Azusa Land & Water No 2

CH 7

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Azusa Foothill Citrus Co	Fuhr	D 815	8	7	42	19451-314 } SEE
2	Fuhr	Defense Plant Corp	D 283	5	13	43	19975-333 } CH5
3	Azusa Foothill Citrus Co	Reconstruction Finance Corp	D 463	11	2	45	22326-420
4	Azusa Foothill Citrus Co	Aerojet Eng. Corp	D 1069	2	14	46	22732-432
5	Reconstruction Finance Corp	Aerojet Eng Corp	D 1107	7	23	48	27821-374 CH5
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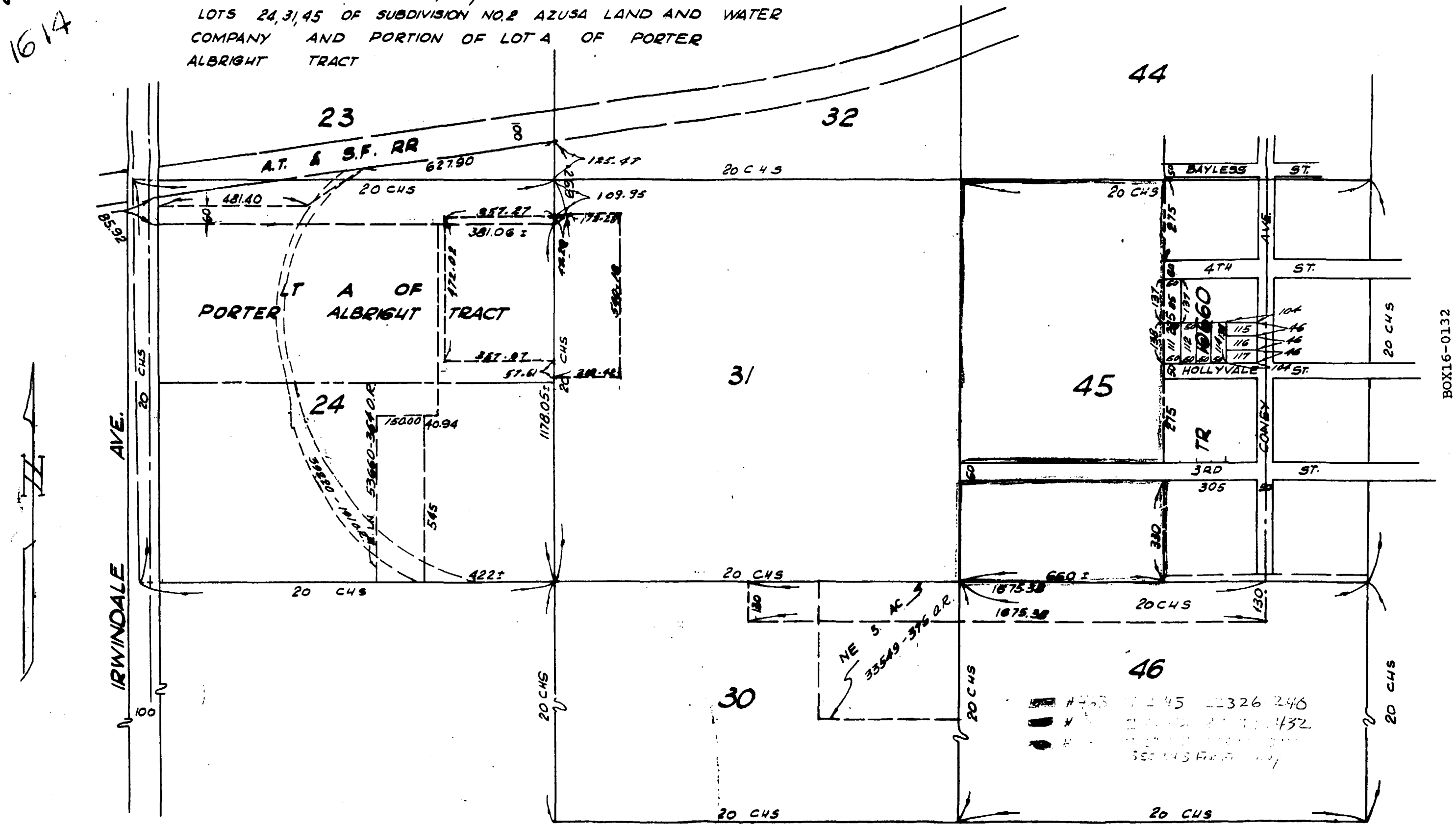
BOX16-0131

CH 7

MD 4101
1614

PORTION OF LOT 23, 82, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

A. To protect the security of this Deed of Trust, Trustor agrees:

1. To keep said property in good condition and repair; not to remove or demolish any building thereon; to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon and to pay when due all claims for labor performed and materials furnished thereon; to comply with all laws affecting said property or requiring any alterations or improvements to be made thereon, not to commit or permit waste thereon; not to commit, suffer or permit any act upon said property in violation of law; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary, the specific enumerations herein not excluding the general.

2. To provide, maintain and deliver to Beneficiary fire insurance satisfactory to and with loss payable to Beneficiary. The amount collected under any fire or other insurance policy may be applied by Beneficiary upon any indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected or any part thereof may be released to Trustor. Such application or release shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

3. To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear.

4. To pay: at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all incumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may: make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any incumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

5. To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

1. Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

2. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

3. At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey all or any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

4. Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

5. As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

6. Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of a written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be duly filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels and in such order as it may determine (but subject to any statutory right of Trustor to direct the order in which such property, if consisting of several known lots or parcels, shall be sold), at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any persons, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

7. Trustee or if said property shall have been transferred, the then record owner, together with Beneficiary, may from time to time, by instrument in writing substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by each and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustee shall be cumulative of all other provisions for substitution, statutory or otherwise.

8. This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term "Beneficiary" shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

9. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. The undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his address set forth before his signature hereto, which address is hereby declared to be a part of this Deed of Trust.

Address (It is essential that address be given for each Trustor)

Street and Number	City	State	Signature of Trustor
14608 Orevilles	Lawndale	California	Manuel Foster
14608 Orevilles	Lawndale	California	Mabel Foster

State of California, County of Los Angeles) ss On this 4 day of October, 1948, before me Bethel M. Goodale, a Notary Public in and for said Los Angeles County, personally appeared Manuel Foster and Mabel Foster, 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.

(Seal) Bethel M. Goodale, Notary Public in and for said Los Angeles County and State. My commission expires September 21, 1947

Indexed as Trust Deed and Assignment of Rents.

8790 Recorded at request of TITLE INSURANCE & TRUST CO. Nov 2 1948 8 A.M. Copy 1st 8?5
Compared MAHE S. LAMITY County Recorder by Deputy
$3.60-23.Me.

Compared

U.S.I.R.S. $1.65 Cancelled. ---oO--- CORPORATION GRANT DEED. 22326-420

Asuza Foot-Hill Citrus Company, a corporation organized under the laws of the State of California, with its principal place of business at Asuza, County of Los Angeles, State of California in consideration of Fifteen Hundred Dollars, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to Reconstruction Finance Corporation, a corporation created and existing by an act of Congress of the United States of America, whose permanent address is 823 West 6th St. Los Angeles, California the real property in the City of Asuza, County of Los Angeles, State of California, described as: That portion of Lot 45 of Subdivision No. 2, Asuza Land and Water Company, City of Asuza, County of Los Angeles, State of California, as per map recorded in Book 43, Page 94 of Miscellaneous Records, in the office of the County Recorder of said county, lying west of the westerly line of Tract No. 10660, as per map recorded in Book 164, Pages 13 and 14 of Maps, which is bounded on the north by the westerly prolongation of the southerly line of Third Street, 60 feet wide, as shown on said map of Tract No. 10660. Buyer shall not be per-

BOX16-0133

mitted to develop sand, rock or gravel upon this property. In witness whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this 17th day of October, 1945.
(Seal)

Azusa Foot-Hill Citrus Company
By C.A. Griffith, President
By Chas. Stewart, Asst. Secretary

State of California, County of Los Angeles) ss On this 17 day of October, 1945, before me, Wm. J. Holden, a Notary Public in and for said County, personally appeared C.A. Griffith known to me to be the President, and Chas. Stewart known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company the corporation that executed the within and foregoing 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.
(Seal) Wm. J. Holden, Notary Public
in and for said County and State.

#463 Recorded at request of TITLE INSURANCE & TRUST CO. Nov 2 1945 8 A.M. Copyist #28
Compared HARE P. LAMPY County Recorder by Deputy
$1.00-S.N.

---oOo---

U.S.I.R.S. $31.35Cancelled. JOINT TENANCY DEED.

In consideration of $10.00, receipt of which is hereby acknowledged, PATRICIA ALMA NEPHAM, a single woman does hereby grant to STANLEY BORNSTEN and JEANETTE A. BORNSTEN, his wife, as joint tenants, all that real property in the City of Beverly Hills, County of Los Angeles, State of California, described as: Lot 4 in Block 114 of Beverly Hills as per map recorded in Book 25 Pages 26 to 32 inclusive of Maps in the office of the County Recorder of said County. Subject to: All general and special taxes for the fiscal year 1945-1946. Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record. Deed of Trust of record. Dated this 2nd day of October, 1945.

Patricia Alma Nepham

State of California, County of Los Angeles) ss On this 2nd day of October, 1945, before me, Joseph L. Swarts, a Notary Public in and for said County, personally appeared Patricia Alma Nepham known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same. Witness my hand and official seal.
(Seal) Joseph L. Swarts, Notary Public
in and for said County and State.

#777 Recorded at request of TITLE INSURANCE & TRUST CO. Nov 5 1945 8 A.M. Copyist #28
Compared HARE P. LAMPY County Recorder by Deputy
$1.00-S.L.

---oOo---

THIS DEED OF TRUST, Made this 12th day of October, 1945, Between HENRIETTA HUTCHINSON an unmarried woman, and ALBERT B. LOPEZ, a single man, herein called Trustor, whose address is- (Street and Number) Los Angeles (City) California (State) TITLE INSURANCE AND TRUST COMPANY a California corporation, herein called Trustee, and RODLEMT VASCONCELLOS and INEZ VASCONCELLOS, husband and wife as joint tenants, herein called Beneficiary, Witnesseth: That Trustor irrevocably grants, transfers and assigns to Trustee in trust, with power of sale, that property in Los Angeles County, California, described as: Lot Twenty-eight (28) in Block Four (4) Tract No. 4301, as per map recorded in Book 50 at Pages 98 and 99 of Maps, in the Office of the County Recorder of said county. Together with the rents, issues and profits thereof, subject, however, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits. For the purpose of securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained.

No. 244548

$3480.00 Los Angeles, California, October 12, 1945.

In installments as herein stated, for value received, I promise to pay to ROBERT VASCONCELLOS and INEZ VASCONCELLOS, husband and wife, as joint tenants, or order, at Los Angeles, California the sum of THREE THOUSAND FOUR HUNDRED FIFTY and no/100 DOLLARS with interest from date on unpaid principal at the rate of Six (6) per cent per annum; principal and interest payable in installments of FORTY FIVE AND NO/100 Dollars or more on the 12th day of each calendar month, beginning on the 12th day of November, 1945 and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a Deed of Trust to TITLE INSURANCE AND TRUST COMPANY, a California corporation.

HENRIETTA HUTCHINSON
ALBERT B. LOPEZ

For RECONVEYANCE See Bk. Page Official Records

BOX16-0134

are subscribed to the foregoing instrument and acknowledged that they executed the same. WITNESS my hand and Official Seal.

(SEAL) J. R. Hudson Notary Public in and for said County and State.

#1067. Recorded at request of Title Insurance & Trust Co., Feb. 14, 1946, 8 A. M., Copyist #36. Compared, Mame B. Beatty, County Recorder,
$1.00-4. Ms. By W. Weiss 353 Deputy

22732.432

U.S.I.R.S. $4.95 CANCELED CORPORATION GRANT DEED

AZUSA FOOT-HILL CITRUS COMPANY, a corporation, a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California, in consideration of Ten Dollars, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to AEROJET ENGINEERING CORPORATION, THE real property in the City of Azusa, County of Los Angeles, State of California, described as: That portion of Lot 45 of Subdivision No. 2 Azusa Land and Water Company, City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 43, Page 94 of Miscellaneous Records, in the office of the County Recorder of said County, lying west of the Westerly line of Tract No. 10660, as per map recorded in Book 164, Pages 13 and 14 of Maps, which is bounded on the south by the westerly prolongation of the north line of Third Street, 60 feet wide, as shown on said map of Tract No. 10660, being 15 acres, more or less. Buyer shall not be permitted to develop sand, rock or gravel upon this property. IN WITNESS WHEREOF, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this 7th day of February, 1946.

(SEAL) AZUSA FOOT-HILL CITRUS COMPANY, a corporation,
By C. A. Griffith, President
By Chas. Stewart, Asst. Secretary

State of California, County of Los Angeles,) ss. ON THIS 7th day of February, 1946, before me, P. J. Tscharner, a Notary Public in and for said County, personally appeared C. A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company the corporation that executed the within and foregoing 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.

(SEAL) P. J. Tscharner Notary Public in and for said County and State.

#1068. Recorded at request of Title Insurance & Trust Co., Feb. 14, 1946, 8 A. M., Copyist #36. Compared, Mame B. Beatty, County Recorder,
$1.00-4. Ms. By W. Weiss 353 Deputy.

U.S.I.R.S. $4.05 CANCELED GRANT DEED

William H. Kersteiner and Olga H. Kersteiner, 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 Orla Sandau and Eva Sandau, husband and wife, as joint tenants, all that real property situated in the City of and County of Los Angeles, State of California, described as follows: All that portion of Lot 6 in Block "R" of West Los Angeles in the City of and County of Los Angeles, State of California, as per map recorded in Book 3, Pages 142 and 143 and in Book 29 Pages 19 and 20 Miscellaneous Records of said County, described as follows: Beginning at a point in the Northerly line of Thirty-fourth Street (formerly Downey Street) 60 feet Westerly from the Southeast corner of said Lot 6; thence Westerly along said Street line, 40 feet; thence Northerly parallel with the East line of said Lot 6 to the South line of Olive or Jefferson Street; thence East along the South line of said street to the Northwest corner of that portion of said Lot 6, conveyed by Lorenzo Vander Lock to Fannie Hutchinson, by deed recorded in Book 715, Page 9 of Deeds; thence Southerly along the Westerly line of said Hutchinson Lot to the point of beginning. EXCEPTING therefrom that portion of said Lot condemned by the City of Los Angeles for street purposes. Case No. 158798 Superior Court. This Deed is subject to the condition that none other than the white or Caucasian Race shall occupy said premises

WITNESS their hands this 28th day of December, 1945.

William H. Kersteiner
Olga H. Kersteiner

D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 626-2213

LEGAL DESCRIPTION
Lot 46
Azusa Land & Water No 2

CH 8

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS
1	Brower	Poage	D 413	8	17	44	21214-98
2	Poage	Azusa Rock & Sand Co	D 736	10	11	44	21367-126
3							
4							
5							
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22							
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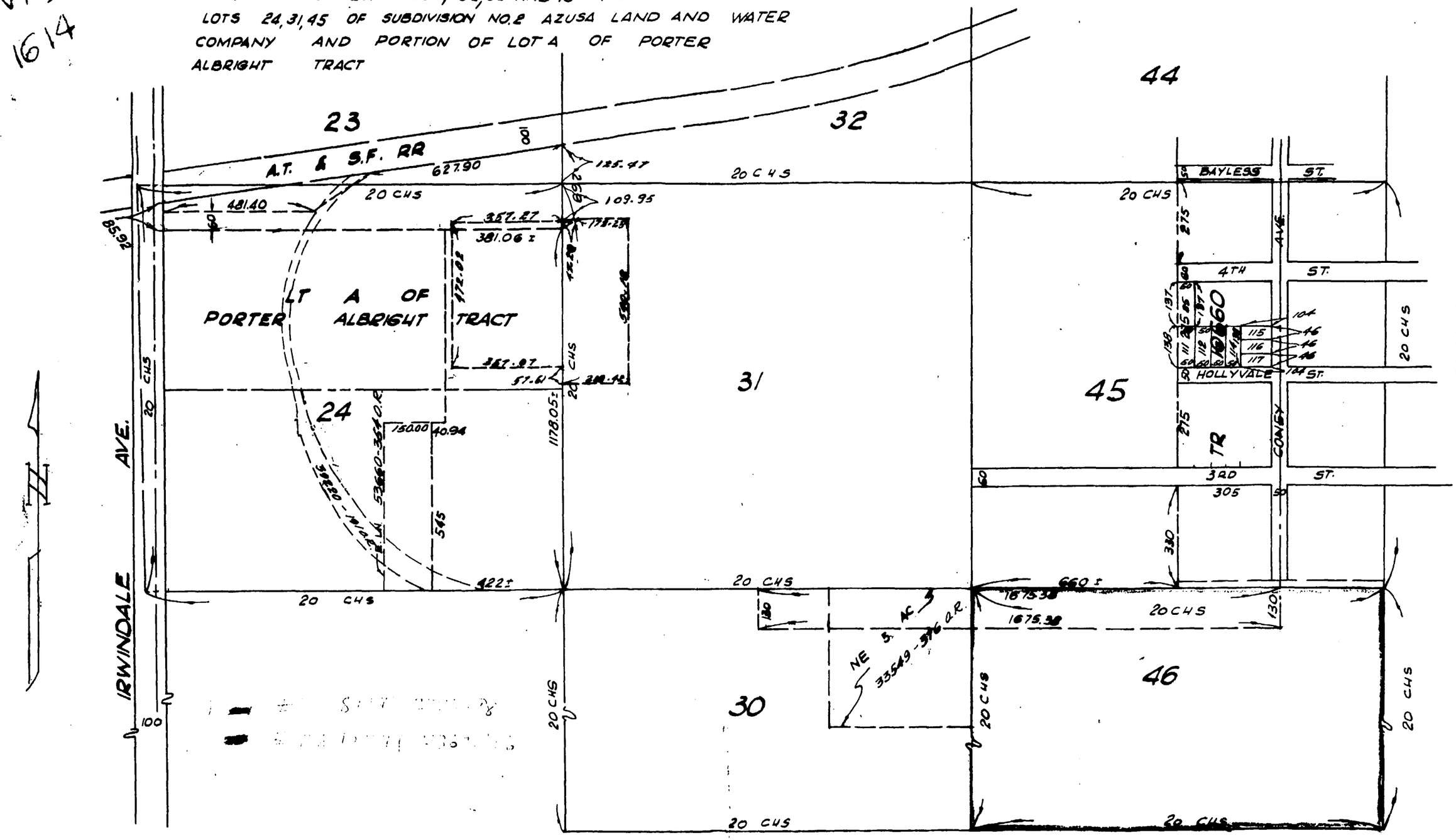
BOX16-0136

MD 1614

PORTION OF LOT 23, 32, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

BOX16-0137

specially enumerated p. , being in aid and amplification of the full, comp. , and general power herein granted and not in limitation or definition thereof, and hereby ratifying all that my said attorney shall lawfully do or cause to be done by virtue of these presents.
And I hereby declare that any act or thing lawfully done hereunder by my said attorney shall be binding on myself, and my heirs, legal and personal representatives, and assigns whether the same shall have been done before or after my death, or other revocation of this instrument, unless and until reliable intelligence or notice thereof shall have been received by my said attorney; and whether or not I, the grantor of this instrument, shall have been reported or listed, either officially or otherwise, as "missing in action" as that phrase is used in military parlance, it being the intendment hereof that such status designation shall not bar my attorney from fully and completely exercising and continuing to exercise any and all powers and rights herein granted, and that such report of "missing in action" shall neither constitute or be interpreted as constituting notice of my death nor operate to revoke this instrument.
IN WITNESS WHEREOF, I have hereunto set my hand and seal the 3 day of April, nineteen hundred and forty four.

Joe D. Gill (Signature of Grantor) (Seal)

WITNESSES:

- -	(Name)	- -	(Address)
- -	(Name)	- -	(Address)
- -	(Name)	- -	(Address)

ACKNOWLEDGMENT

STATE OF NORTH CAROLINA, COUNTY OF GRANVILLE) SS. I, Harry L. Hardy, 1st Lt., do hereby certify, that I am a duly commissioned, qualified and authorized notary public in and for the county of Granville, State of North Carolina, and that Joe D. Gill, grantor in the foregoing Power of Attorney, dated April 3, 1944, and hereto annexed, who is personally well known to me as the person who executed the foregoing Power of Attorney, appeared before me this day within the territorial limits of my authority, and being first duly sworn, executed and acknowledged said instrument after the contents thereof had been read and duly explained to him, and acknowledged that the execution of said instrument by him was his free and voluntary act and deed for the uses, purposes, and consideration therein set forth.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 3 day of April, 1944.

Harry L. Hardy 1st Lt Inf Notary-Public
Trial Judge Advocate of Special Court Martial,
137th Inf

My commission expires

Note: It is desirable to have several executed copies for use. After acknowledgment, file one executed copy with the clerk or recorder of deeds of your home county or parish in your home state. Certified copies may then be obtained from that clerk or recorder at any time.

Page 3 of My Power of Attorney Joe D. Gill, 1st Lt.
Grantor

#1620. Copy of original recorded at request of APPLEWHITE, Aug.18, 1944, 2:35 P.M.
Copyist #89. Compared, HAME B. BEATTY, COUNTY RECORDER, BY E A Hoffman (331) DEPUTY.
$1.80-14.P.

. . . . . .

U.S.I.R.S.$4.40 Cancelled. GRANT DEED 21214 46

In Consideration of $10.00, receipt of which is acknowledged, Johanna Poage Brewer a married woman, whose permanent address is 309 Roehampton Road (Hillsborough) San Mateo, Calif., does hereby grant to Leland S. Poage a married man whose permanent address is 600 West First St., Azusa, Calif., the real property in the City of Azusa, County of Los Angeles, State of California, described as: An divided half (½) interest in Lot Forty-six (46) of Subdivision Number Two (2) lands of Azusa Land and Water Company, in the City of Azusa, County of Los Angeles, State of California, as per Map recorded in Book 43, Page 94, Miscellaneous Records of said County.
Dated this 7 day of July, 1944.

Johanna Poage Brewer

State of California, County of San Mateo) SS. On this 10 day of July, 1944, before me, A. E. Wright, a Notary Public in and for said County, personally appeared Johanna Poage Brewer, a married woman, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same. WITNESS my hand and official seal.
(Seal) A. E. Wright, Notary Public in and for said County and State.
#413. Copy of original recorded at request of TITLE INSURANCE & TRUST CO., AUG.17, 1944, 8 A.M.
Copyist #89. Compared, HAME B. BEATTY, COUNTY RECORDER, BY Ad Anderson (479) DEPUTY.
$1.00-).R.

. . . . . .

U.S.I.R.S.$1.10 Cancelled. JOINT TENANCY DEED

IN CONSIDERATION OF $10.00, receipt of which is hereby acknowledged, I/WE Karl Karlson and Edna Karlson, his wife, do hereby Grant to Robert S. Carter and Maria Carter, his wife, as Joint Tenants, all that real property in the City of Pomona, County of Los Angeles, State of California, described as:
Lots 10 and 11 in Block 2 of Keystone Subdivision of the Southwest quarter of Block 17, in the City of

BOX16-0138

the County Recorder of said County.

SUBJECT TO: 1. General and special County taxes for the fiscal year 1944-1945.

2. Covenants, conditions, restrictions, easements, and rights-of-way of record.

3. A deed of trust securing a note in the amount of $2,700.00.

In Witness Whereof, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary thereunto duly authorized, this 2nd day of October, 1944.

(SEAL)

THE McCARTHY COMPANY

By John D. McCarthy
President

By E. Avery McCarthy, Jr.
Secretary

State of California County of Los Angeles) ss. On this 2nd day of October, 1944, before me, the undersigned, a Notary Public in and for said County, personally appeared John D. McCarthy, known to me to be the President, and E. Avery McCarthy, Jr., known to me to be the Secretary of The McCarthy Company, the corporation that executed the within and foregoing 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.

(SEAL) Lillian Hartley
Notary Public in and for said County and State. My Commission Expires Feb. 24, 1948

#741-Copy of original recorded at request of TITLE INSURANCE & TRUST CO. OCT 11 1944
8 A.M. Copyist #52, Compared, Mame B. Beatty, County Recorder.
$1.00-4-B By (42) Deputy

- - - -

U.S.I.R.S. $16.50 Cancelled Grant Deed 21367 126

In Consideration of $10.00, receipt of which is acknowledged, Leland S. Peage and M. Carolyn Peage husband and wife whose permanent address is 600 East First St., Azusa, Calif., do hereby grant to Azusa Rock & Sand Company a California Corporation, whose permanent address is Azusa, California, the real property in the City of Azusa, County of Los Angeles, State of California, described as: Lot 46 of Subdivision No. 2 of Lands of Azusa Land and Water Company, City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 43, Page 94 of Miscellaneous Records, in the office of the County Recorder of said County.

ALSO, the North one-half of Lot 30 of Subdivision No. 2 of Lands of Azusa Land and Water Company, City of Azusa County of Los Angeles, State of California, as per map Recorded in Book 43, Page 94 of Miscellaneous Records, in the office of the County Recorder of said County.

OK Wm.J.H. ~~EXCEPT, The Five (5) acres in the Northeast corner in a square form of said Lot 30.~~

EXCEPTING from said Lot 30 the Northerly 466.69 feet of the Easterly 466.69 feet.

Dated this 1 day of September, 1944.

Leland S. Peage

M. Carolyn Peage

State of California, County of Los Angeles) ss. On this 16 day of September, 1944, before me, Wm. J. Holden, a Notary Public in and for said County, personally appeared Leland S. Peage and M. Carolyn Peage husband and wife, 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.

(SEAL) Wm. J. Holden
Notary Public in and for said County and State.

#736-Copy of original recorded at request of TITLE INSURANCE & TRUST CO. OCT 11 1944
8 A.M. Copyist #52, Compared, Mame B. Beatty, County Recorder.
$1.00-4-W By (42) Deputy

- - -

Full Reconveyance

Southern Title Guaranty Company, a California corporation, as Trustee under Deed of Trust dated October 7th, 1940, made by Abraham David, an unmarried man, Trustor, and recorded as Instrument No. 394 on October 10th, 1940, in Book 17908, Page 77, of Official Records in the office of the Recorder of Los Angeles County, California, describing land therein Lot 16 in Block 17 of Tract No. 6807, M 86/87 & 88 of Maps having received from holder of the obligations thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid, and said Deed of Trust and the note or notes secured thereby having been surrendered to said Trustee for cancellation, does hereby RECONVEY, without warranty, to the person or persons legally entitled thereto,

SHEET Nº 2

TRACT Nº 10660

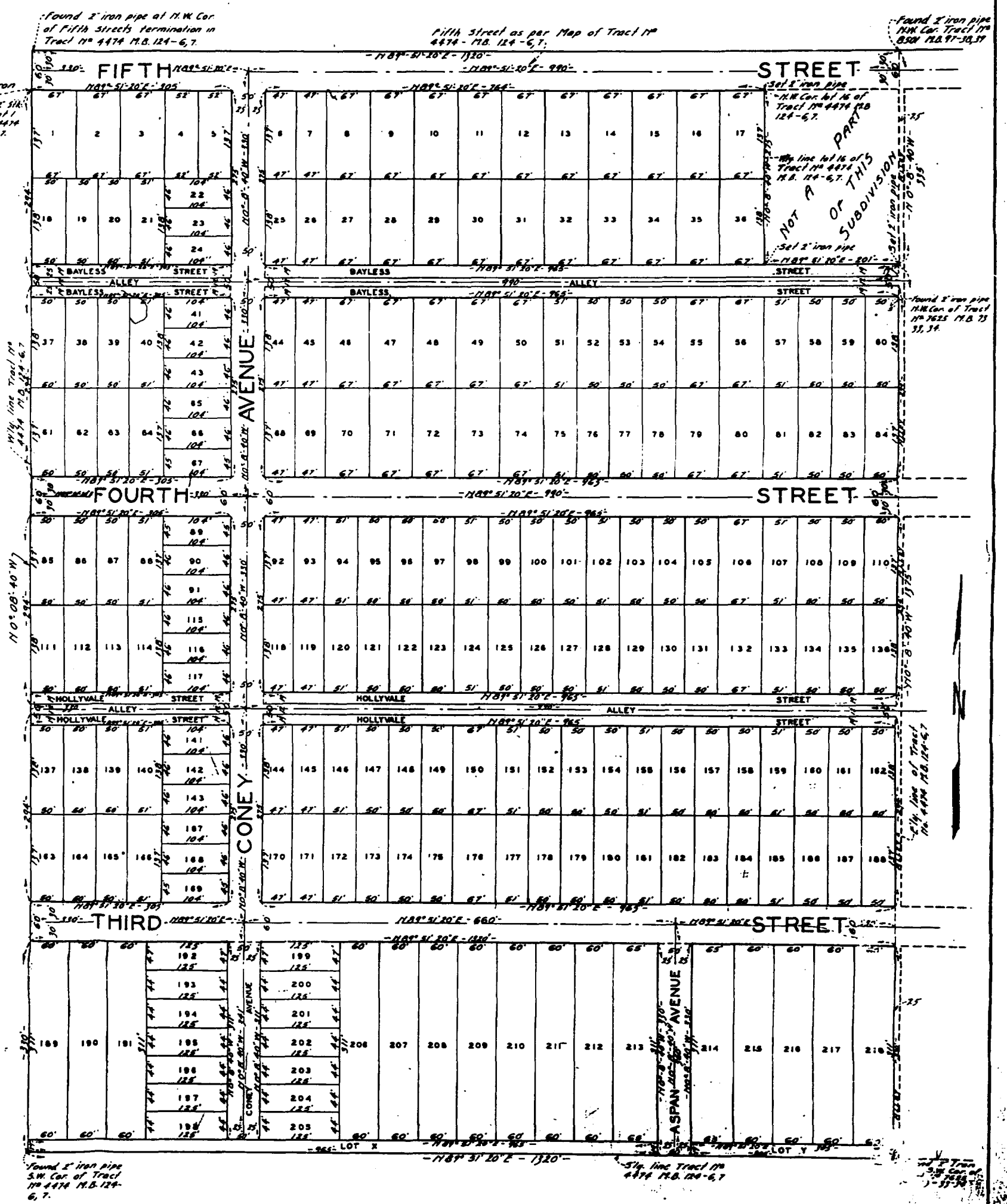
IN THE CITY OF AZUSA

THE BEARING OF FIFTH STREET SHOWN ON MAP OF TRACT Nº 4474 RECORDED IN MAP BOOK 124 PAGES 6 AND 7 WAS TAKEN AS THE BASIS OF BEARINGS SHOWN UPON THIS MAP.

PAUL E. KRESSLY CIVIL ENGINEER

SCALE 1 INCH = 100 FEET

RECORDED AT REQUEST OF OWNER JUL 17 1929 37 MIN. PAST 1 P.M. IN BOOK 164 AT PAGE 14 OF MAP RECORDS LOS ANGELES COUNTY, CAL. Chas. R. Rogers County Recorder By E. R. Taylor Deputy Fee



AG - AGREEMENT
D - DEED
DC - DECREE
LSE - LEASE
AFF - AFFIDAVIT
QCD - QUIT-CLAIM DEED

LOS ANGELES TITLE SERVICES
227 NO. BROADWAY, #600
LOS ANGELES, CA 90012
(213) 625-2213

LEGAL DESCRIPTION
LOTS 85, 111-117, 189-198
TRACT 10666

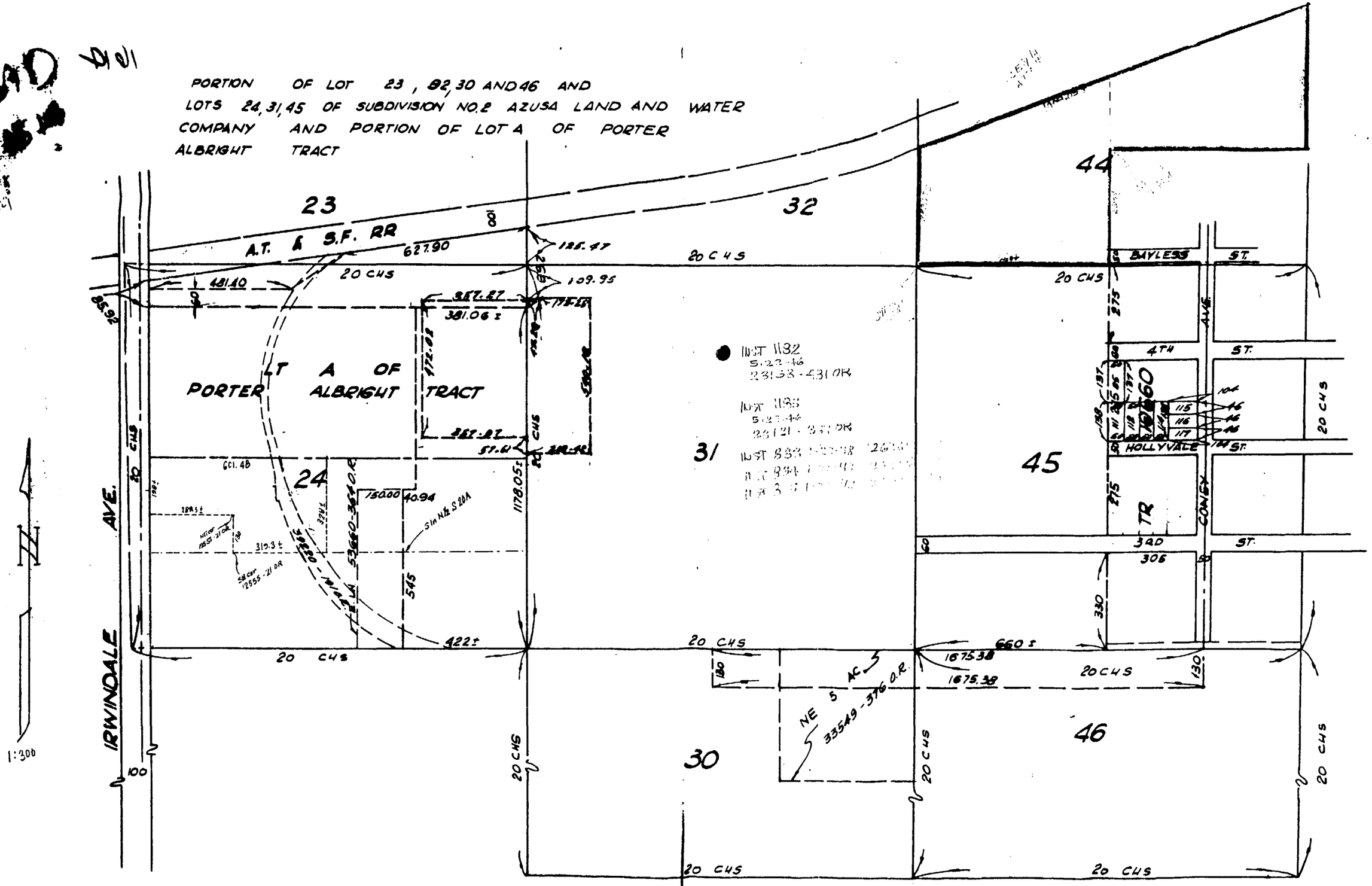
[redacted]

CHAIN OF TITLE

	GRANTOR	GRANTEE	TYPE OF DOCUMENT	RECORDING DATE MO.	DAY	YEAR	REMARKS	LOT
1	Azusa Foothill Citrus Co	Omart Investment Co	D 1339	2	7	46	22811-64	192
2	Azusa Foothill Citrus Co	Omart Investment Co	D 1756	2	14	46	22789-232	85, 111, 198
3	Azusa Foothill Citrus Co	Johnson	D 436	2	21	46	22879-78	193, 196
4	Brown	Felt	D 326	7	26	46	23476-305	113
5	Felt	Felt	D 327	7	26	46	23476-306	113
6	Azusa Foothill Citrus Co	Heinrich	D 369	11	6	46	23944-4	189-190
7	Heinrich	Biermacher	D 370	11	6	46	23910-188	189-190
8	Azusa Foothill Citrus Co	Associated Tel Co	D 2754	2	13	47	24263-83	
9	Johnson	Associated Tel Co	D 2752	2	13	47	24263-72	
10	Azusa Foothill Citrus Co	Derry	D 529	3	18	47	24308-286	112
11	Derry	Hogan	D 530	3	18	47	24335-367	112
12	Ausan Foothill Citrus Co	Omart Investment Co	D 1053	3	25	47	24336-164	191
13	Omart Investment Co.	Bryson	D 1054	3	25	47	24390-172	191
14	Azusa Foothill Citrus Co	Ross	D 93	6	25	47	24685-348	195
15	Hogan	Wagner	D 881	7	25	47	24855-87	112
16	Azusa Foothill Citrus Co	Omart Investment Co	D 870	9	15	47	25141-147	117
17	Tax Collector	City of Azusa	D 2752	11	25	47	25736-279	194
18	City of Azusa	Schneider	D 2484	1	15	48	25733-165	194
19	City of Azusa	Schneider	D 1952	9	17	48	28265-180	194
20	Azusa Foothill Citrus Co	Omart Investment Co	D 2624	10	20	48	28456-124	114-116, 197
21	Omart Investment Co	Staples	D 1916	1	31	49	29285-210	197
22	Omart Investment Co	Hunter	D 2700	9	19	49	31030-264	115-116
23								

BOX16-0141

PORTION OF LOT 23, 32, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

BOX16-0142

before me, the undersigned, a Notary Public in and for said Los Angeles County, personally appeared B.L.SCHMIDT, Assistant Cashier, an officer to-wit: 40th and Western Branch of the BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, and ex-officio agent of CORPORATION OF AMERICA, a corporation, known to me to be the person who executed the within instrument on behalf of CORPORATION OF AMERICA, a corporation, therein named, and acknowledged to me that said CORPORATION OF AMERICA, a corporation, executed the same, as such trustee. Witness my hand and official seal.

(Seal) A.P.Johnson (A.P.JOHNSON) Notary Public
in and for said Los Angeles County and State. My commission expires February 1 1949

$2000-Recorded at request of Grantee, Feb 7 1946, 11:15 AM
Copied 96, Compared. Mame B.Beatty, County Recorder by C. Ma Fuland (MCA) Deputy
$1.00-8-7

U S I R S $8.75 cancelled. D E E D

GEORGE F.DAMON, as Guardian of the estate of WILLIAM NEPHAM, an Incompetent person, in consideration of the sum of Two Thousand One Hundred and no/100 Dollars ($2100.00), receipt of which is hereby acknowledged, does hereby grant and convey to MEYER FELDMAN AND BEATRICE FELDMAN, husband and wife, as joint tenants, all right, title and interest that the said incompetent may have in and to the real property in the City of Los Angeles, County of Los Angeles, State of California, described as follows: A one-fifth interest in and to Lots 3 and 34 Block B of H.N.Elliott's Ninth Street Tract in the County of Los Angeles, State of California, as per map recorded in Book 53, page 98, Miscellaneous records of said county.

SUBJECT TO: Conditions, restrictions, reservations, easements, rights and rights of way of record, [illegible]. Reference is hereby made to the order rendered by the Superior Court of the State of California, in and for the County of Los Angeles, and notice given and the proceedings had in the matter of the estate of WILLIAM NEPHAM, an Incompetent person, probate number 1988[illegible], and particularly to the order confirming sale and directing conveyance of said real property dated January 24, 1946, a certified copy of which order is filed concurrently herewith in the office of the Recorder of the County of Los Angeles, and reference is hereby made to said order and recordation thereof, and this deed is given pursuant to said proceedings and order.

IN WITNESS WHEREOF, this instrument is executed this 4th day of February 1946.

George F Damon As Guardian
of the estate of WILLIAM NEPHAM, an Incompetent Person

STATE OF CALIFORNIA COUNTY OF LOS ANGELES)ss. On this 4th day of February 1946, before me, the undersigned, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared GEORGE DAMON, known to me to be the guardian of the estate of William Nepham, an incompetent person, and 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 first above written.

(Seal) Alice Smith Notary Public
in and for said County and State
My commission expires Nov 10, 1947

$1500-Recorded at request of TITLE INSURANCE & TRUST CO, FEB 7 1946, 8 AM
Copied 96, Compared. Mame B.Beatty, County Recorder by C. Ma Fuland (MCA) Deputy
$1.00-4-7

22811-64

U S I R S $1.10 cancelled.

In Consideration of the receipt, by the undersigned, of Ten and no/100 Dollars AZUSA FOOT HILL CITRUS COMPANY a Corporation organized under the laws of the State of California, having its principal place of business in the City of AZUSA State aforesaid does hereby grant to CHART INVESTMENT COMPANY, LTD., a corporation that real property in the CITY OF AZUSA County of Los Angeles, State of California, described as follows: Lots 95 (ninety-five) 121 (one hundred twenty-one) 169 (One hundred sixty-nine) and 198 (one hundred ninety-two) Tract 10660 (Ten Thousand Six Hundred and Sixty), City of Azusa, County of Los Angeles, State of California, as per map of Los Angeles County now on record in Book 164, at Pages 13 and 14 of Maps xxxxx of said Los Angeles County, subject to the following: All conditions, restrictions, reservations, and rights-of-way now of record. To have and to hold unto the said grantees, 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 and seal to be affixed by its President and Assistant Secretary thereunto duly authorized this 19th day of January 1946.

(Seal) AZUSA FOOT-HILL CITRUS COMPANY
By C A Griffith, President By Chas Stewart, Asst.Secretary

BOX16-0143

State of California County of Los Angeles)ss. On this 19th day of January 1946, before me, P.J.Tscherner,a Notary Public in and for said County, personally appeared C. A. Griffith,known to me to be the President,and Chas.Stewart,known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company 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.

(Seal) P. J. Tscherner Notary Public in and for Los Angeles County,State of California.

#1338-Recorded at request of TITLE INSURANCE & TRUST CO. FEB 7 1946, 8 AM Copyist 80, Compared. Mamo B.Beatty, County Recorder by E. McFarland (MLN) Deputy $1.00-4-M

U S I R S $1.10 cancelled.

IN CONSIDERATION of the receipt, by the undersigned, of Ten and no/100 Dollars AZUSA FOOT-HILL CITRUS COMPANY a Corporation organized under the laws of the State of California, having its principal place of business in the City of Azusa State aforesaid does hereby grant to RICHARD K. THAYER, a married man that real property in the City of Azusa County of Los Angeles, State of California, described as follows: Lots Sixty-four (64), One Hundred Eighteen (118) One Hundred Forty (140), and One Hundred Forty-four (144) Tract Ten Thousand Six Hundred and Sixty (10,660) City of Azusa, County of Los Angeles, State of California, as per map of Los Angeles County now on record in Book 164, at Pages 13 and 14 of Official Records of said Los Angeles County, subject to the following:

All conditions, restrictions, reservations, and rights-of-way now of record.

To have and to hold to the said grantee, his 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 and seal to be affixed by its President and Secretary thereunto duly authorized,this 20th day of December 1945

(Seal) AZUSA FOOT-HILL CITRUS COMPANY
By C A Griffith President
By H S Vosburg Secretary

State of California County of Los Angeles)ss. On this 20th day of December 1945 before me, P. J. Tscherner, a Notary Public in and for said County, personally appeared C.A. Griffith,known to me to be the President,and H.S.Vosburg,known to me to be the Secretary of Azusa Foot-Hill Citrus Company 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.

(Seal) P. J. Tscherner Notary Public in and for Los Angeles County, State of California.

#1347-Recorded at request of TITLE INSURANCE & TRUST CO. FEB 7 1946, 8 AM Copyist 80, Compared. Mamo B.Beatty, County Recorder by E. McFarland (MLN) Deputy $1.00-4-T

No. 3603

For RECONVEYANCE Book 11 Pg. 212 Official Records

This Deed of Trust, Made this 9th day of January 1946, Between CHRISTY C. TUSSEY and FALLIE E. TUSSEY, his wife,and CLYDE V.TUSSEY,their son, herein called Trustors whose mailing address is: 1169 West 29th Street (Number and Street) Los Angeles 7, California (City and State) and F.P.PALMER and PAUL D.WALKER, or the Survivor, herein called TRUSTEE,and POMONA FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, a United States corporation,herein called Beneficiary. WITNESSETH: That Trustor hereby GRANTS TO TRUSTEE, IN TRUST,WITH POWER OF SALE, all that property in the city of Los Angeles County of Los Angeles,State of California, described as:

Lot 30, Block 9, Tract 5943, City of Los Angeles, as per map recorded in Book 71,Pages 28 to 34 of Maps,in the Office of the County Recorder of said County.

And also all the estate and interest,homestead,or other claim which the said trustor now has or may hereafter acquire,in and to said premises,with the appurtenances,including all water rights, and improvements thereon, or that may be placed thereon,and the reversion and reversions, remainder and remainders, rents, issues and profits thereof,

FOR THE PURPOSE OF SECURING: FIRST: Payment of the indebtedness evidenced by that certain promissory note(and any renewal or extension thereof) dated January 9, 1946,executed by CHRISTY C.TUSSEY and FALLIE E.TUSSEY, his wife,and CLYDE V.TUSSEY, their son which said note provides for the payment of TWENTY-FIVE HUNDRED AND 00/100 DOLLARS ($2500.00) with interest.

BOX16-0144

A. To protect the security of this Deed of Trust, Trustor agrees:

(1) To keep said property in good condition and repair; not to remove or demolish any building thereon; to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon, and to pay when due all claims for labor performed and materials furnished therefor; to comply with all laws affecting said property or requiring any alterations or improvements to be made thereon; not to commit or permit waste thereof; not to commit, suffer or permit any act upon said property in violation of law; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary, the specific enumerations herein not excluding the general.

(2) To provide, maintain and deliver to Beneficiary fire insurance satisfactory to and with loss payable to Beneficiary. The amount collected under any fire or other insurance policy may be applied by Beneficiary upon any indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected or any part thereof may be released to Trustor. Such application or release shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(3) To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear, and in any suit brought by Beneficiary to foreclose this Deed.

(4) To pay: at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all indebtedness, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may: make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any indebtedness, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

(5) To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

(1) Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

(2) By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

(3) At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

(4) Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

(5) As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(6) Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels, and in such order as it may determine, at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

(7) Trustee, or if said property shall have been transferred, the then record owner, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by each and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustees shall be exclusive of all other provisions for substitution, statutory or otherwise.

(8) This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term "Beneficiary" shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

(9) Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. THE UNDERSIGNED TRUSTOR REQUESTS that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his address hereinbefore set forth.

Signature of Trustor

Michael L. Kuntz

Dorgny C. Kuntz

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) ss. On this 22nd day of December, 1948, before me, the undersigned, a Notary Public in and for said County, personally appeared Michael L. Kuntz and Dorgny C. Kuntz 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.

(Seal) Ella May Wise, Notary Public in and for said County and State. My Commission Expires Oct. 12, 1948.

Indexed as Trust Deed and Assignment of Rent.

#126 Recorded at request of TITLE INSURANCE & TRUST CO., Feb 14 1946, 8 A.M., Copyist #103 Compared, Mann D. Beatty, County Recorder,
13.40-24-G By J. M. Zuschlag Deputy

22784-B2

U.S.I.R.S. $2.75 Cancelled CORPORATION GRANT DEED

AZUSA FROST-HILL CITRUS COMPANY a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California in consideration of Ten and no/100 DOLLARS, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to MART INVESTMENT COMPANY, LTD., a corporation the real property in the City of Azusa, County of Los Angeles, State of California, described as Lots 1 (One), 20 (Twenty), 24 (Twenty-four) 34 (Thirty-four), 37 (Thirty-seven), 88 (Eighty-five), 111 (One Hundred Eleven), 137 (One Hundred Thirty-seven), 163 (One Hundred Sixty-three) and 194 (One Hundred Ninety-eight) Tract 10660 (Ten Thousand Six Hundred and Sixty), City of Azusa, County of Los Angeles, State of California, as per map of Los Angeles County now

BOX16-0145

on reserve in Book 164 at Pages 13 and 14 of Official Maps, of said Los Angeles County, subject to the following: All conditions, restrictions, reservations and rights-of-way of record. IN WITNESS WHEREOF, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and assistant Secretary thereunto duly authorized, this 8th day of February, 1946.

(Seal) AZUSA FOOT-HILL CITRUS COMPANY,

By C.A. Griffith, President

By Chas. Stewart, Asst. Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELE)SS On this 8th day of February., 1946, before me, P. J. Tesharner, a Notary Public in and for said County, personally appeared C. A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Assistant Secretary of Azusa Foot-Hill Citrus Company, the corporation that executed the within and foregoing 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.

(Seal) P. J. Tesharner, Notary Public in and for said County and State.

21786 Recorded at request of TITLE INSURANCE & TRUST CO., Feb 14 1946, 8 A.M., Copyist 2103 Compared, Name B. Beatty, County Recorder,
$1.00-4-T. By D. M. Rico Deputy

FULL RECONVEYANCE Register No. 77202

WHEREAS, CALIFORNIA TRUST COMPANY, a corporation of Los Angeles, California, as Trustee under Deed of Trust dated May 7, 1941, made by JOE M. CARNELL AND DELPHINE CARNELL, Trustor, and recorded May 10, 1941, in Book 18317, Page 338 of Official Records in the office of the Recorder of Los Angeles County, California-has received from Beneficiary thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid and that said Deed of Trust and the note or notes secured thereby have been surrendered to said Trustee for cancellation;

NOW THEREFORE, in accordance with said request and the provisions of said Deed of Trust CALIFORNIA TRUST COMPANY, as Trustee, does hereby reconvey, without warranty, to the PERSON OR PERSONS LEGALLY ENTITLED THERETO, the estate now held by it thereunder.

IN WITNESS WHEREOF, CALIFORNIA TRUST COMPANY, as Trustee, has caused its corporate name to be signed thereto by its duly authorized officer, this 18th day of January, 1946.

(Seal) CALIFORNIA TRUST COMPANY, as Trustee

By H. W. Koch, Assistant Secretary

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)SS. On this 18th day of January, 1946, before me, the undersigned Notary Public in and for said County, personally appeared H. W. Koch known to me to be the Assistant Secretary of CALIFORNIA TRUST COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the person who executed the same on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.

WITNESS by hand and official seal.

(Seal) Agnese P. Brooks, Notary Public in and for said County and State. My Commission Expires March 20, 1949.

21783 Recorded at request of NATIONAL TITLE INSURANCE CO., Feb 14 1946, 8 A.M., Copyist 2103 Compared, Name B. Beatty, County Recorder,
$1.00-4-T.

By D. M. Rico Deputy

THIS DEED OF TRUST, made this 8th day of February, 1946, BETWEEN ROY E. SMITH AND EDNA MAE SMITH, husband and wife, as TRUSTOR, ("Trustor" to be interpreted as "Trustors" where context requires), CORPORATION OF AMERICA, a California corporation, as TRUSTEE, and PEOPLES BANK, a California Corporation, as BENEFICIARY,

WITNESSETH That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS TO TRUSTEE IN TRUST WITH POWER OF SALE, the following described property situate in the County of Los Angeles, State of California, to-wit: Lot 17, Except the Northerly 60 feet thereof, in Block B, of Tract 10914, in the County of Los Angeles, State of California, as per map recorded in Book 191, Page 26 of Maps, records of the County Recorder of said Los Angeles County, California.

For ASSIGNMENT See Bk. 30449 Pg. 347 Official Records

For RECONVEYANCE See Bk. 51140 Pg. 40 Official Records

BOX16-0146

78 22879

1946.

William J. Hess

Lillian H. Hess

State of California, County of Los Angeles)ss. On this 9th day of February, 1946, before me, HANNE ANDREWS, a Notary Public in and for said County, personally appeared WILLIAM J. HESS and LILLIAN H. HESS, 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.

(Seal) Hanne Andrews
Notary Public in and for said County and State

#193. Recorded at Request of Title Insurance & Trust Co. FEB 21 1946 at 8 A. M.
Copyist #124. Compared, Hans B. Beatty, County Recorder.
$1.00-3-L By A. Rand (242) Deputy

22879-78

U.S.I. R.S. $1.65 Cancelled Corporation Grant Deed

AZUSA FOOT-HILL CITRUS COMPANY, a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California, in consideration of Ten and no/100 DOLLARS to it in hand paid, receipt of which is hereby acknowledged does hereby grant to OSCAR W. JOHNSON AND IRIS E. JOHNSON, husband and wife, as joint tenants the real property in the City of Azusa, County of Los Angeles, State of California, described as Lots 193 (One Hundred Ninety-three) and 196 (One Hundred Ninety-six) Tract 10660 (Ten Thousand Six Hundred and Sixty), City of Azusa, County of Los Angeles, State of California, as per map of Los Angeles County now on record in Book 164, at Pages 13 and 14 of Official Records of said Los Angeles County, subject to the following:

All conditions, restrictions, reservations, and rights-of-way now of record.

In Witness Thereof, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this 25th day of January, 1946.

(Seal) AZUSA FOOT-HILL CITRUS COMPANY
By O. A. Griffith President
By Chas. Stewart Asst. Secretary.

State of California County of Los Angeles)ss. On this 25th day of January, 1946, before me, P. J. Tscharner a Notary Public in and for said County, personally appeared O.A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company, the corporation that executed the within and foregoing 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.

(Seal) P. J. Tscharner
Notary Public in and for said County and State

#196. Recorded at Request of Title Insurance & Trust Co. FEB 21 1946 at 8 A. M.
Copyist #124. Compared, Hans B. Beatty, County Recorder.
$1.00-3-P By A. Rand (242) Deputy

NOTICE OF DISSOLUTION OF PARTNERSHIP
OF
CALIFORNIA OVERALL CLEANING COMPANY

NOTICE IS HEREBY GIVEN that the partnership lately existing between Ryer H. Cone and Lester J. Laird, heretofore carrying on an industrial laundry business at 939 East 31st Street and at 1020 East 29th Street in the City of Los Angeles, County of Los Angeles and State of California, under the firm name of CALIFORNIA OVERALL CLEANING COMPANY, was dissolved on the 20th day of February, 1946, by mutual consent, and that said Ryer H. Cone retires from said firm. All debts due and owing to the partnership are to be received by Lester J. Laird and all demands on the partnership are to be presented to him for payment. Said Lester J. Laird will continue to carry on the said business under

BOX16-0147

#636. Recorded at request of Title Insurance & Trust Co. Jul 26 1946, 8 AM. Copyist 20
Compared- Mame B. Beatty, County Recorder, By M Hunter 86 Deputy
$4.00-32.Mo.

23476-305

USIRS $4.40 cancelled

GRANT DEED

IN CONSIDERATION of $10.00, receipt of which is acknowledged, Denver H. Brown and Wamul W. Brown, husband and wife do hereby grant to Jeanett Felt, a married woman, as her separate property, the real property in the City of Azusa, County of Los Angeles, State of California, described as:

Lot 113 of Tract 10660, as per map recorded in Book 164 Page 14 of Maps, in the office of the County Recorder of said County.

SUBJECT TO: Taxes for the fiscal year 1946-1947;

Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any.

Dated this 3rd day of July, 1946.

Denver H. Brown
Wamul W. Brown

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

On this 3rd day of July, 1946, before me, the undersigned, a Notary Public in and for said County, personally appeared Denver H. Brown and Wamul W. Brown, 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.

(Seal) F. H. Hoose Notary Public in and for said County and State.

#326. Recorded at request of Title Insurance & Trust Co. Jul 26 1946, 8 AM. Copyist 20.
Compared- Mame B. Beatty, County Recorder, By M Hunter 86 Deputy
$1.00-S.P.

THIS DEED OF TRUST, Made this 24th day of June, 1946, between Ely E. Piper and Nettie C. Piper, husband and wife, herein called Trustor, whose address is 6314 Ferguson Drive (Street and Number), East Los Angeles (City) California (State), TITLE INSURANCE AND TRUST COMPANY a California corporation, herein called Trustee, and Willard C. Clements and Frances G. Clements, husband and wife, as joint tenants, herein called Beneficiary,

WITNESSETH: That Trustor irrevocably grants, transfers and assigns to Trustee in trust, with power of sale, that property in Los Angeles County, California, described as:

Lot 47 of Tract 5242 as per map recorded in Book 56, Page 77 of Maps, in the office of the County Recorder of said County.

For RECONVE See Bk 2 Pg. 4 Official

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained.

No. E68867

$3000.00 Alhambra, California, June 24, 1946.

In installments as herein stated, for value received, I promise to pay to Willard C. Clements and Frances G. Clements, husband and wife, as joint tenants, or order, at Los Angeles, California the sum of Three thousand and no/100 Dollars, with interest from June 24, 1946 on unpaid principal at the rate of six per cent per annum; principal and interest payable in installments of Thirty and no/100 Dollars or more on the first day of each calendar month, beginning on the first day of September, 1946, and continuing until said principal and interest have been paid.

Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a Deed of Trust to TITLE INSURANCE AND TRUST COMPANY, a California corporation.

In the event this note is paid in full on or before 5 years from date, makers here-

not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(2) To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear, and in any suit brought by Beneficiary to foreclose this Deed.

(3) To pay at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all incumbrances, charges and liens, with interest, on said property or any part thereof which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purpose; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any incumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

(5) To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

E. It is mutually agreed that:

(1) Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

(2) By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

(3) At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

(4) Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

(5) As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(6) Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels, and in such order as it may determine, at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

(7) Trustor, or if said property shall have been transferred, the then record owner, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by each and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustees shall be exclusive of all other provisions for substitution, statutory or otherwise.

(8) This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

(9) Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. THE UNDERSIGNED TRUSTOR REQUESTS that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his address hereinbefore set forth.

Signature of Trustor

Nettie C. Piper
Ely E. Piper

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

On this 24 day of June, 1946, before me, the _____ undersigned, a Notary Public in and for said County, personally appeared Ely E. Piper and Nettie C. Piper, 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.

(Seal) Madlyn B Shoemaker Notary Public in and for said County and State. My commission expires Feb. 4, 1947.

Indexed as Trust Deed and Assignment of Rent.

#1205. Recorded at request of Title Insurance & Trust Co. Jul 26 1946, 8 AM. Copy:1 20
Compared- Rene B. Beatty, County Recorder, By M Hunter 86 Deputy
$3.60-24.Me.

23476-306

USIRS None

QUITCLAIM DEED

IN CONSIDERATION of $10.00, receipt of which is hereby acknowledged, William J. Felt, husband of Jeanett Felt do-hereby remise, release and forever quitclaim to Jeanett Felt, a married woman, as her separate property, the real property in the City of Azusa, County of Los Angeles, State of California, described as:

Lot 113 of Tract 10660, as per map recorded in Book 164 Page 14 of Maps, in the office of the County Recorder of said County.

Dated this 3rd day of July, 1946.

William J. Felt

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

On this 3rd day of July, 1946, before me, the undersigned, a Notary Public in and for said County, personally appeared William J Felt, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.

(Seal) F. H Hoose, Notary Public in and for said

BOX16-0149

County and State.

#327. Recorded at request of Title Insurance & Trust Co. Jul 26 1946, 8 AM. Copyist 20.
Compared- Mame B. Beatty, County Recorder, By M Hunter 186 Deputy
$1.00-3.P.

QUITCLAIM DEED

IN CONSIDERATION of $10.00, receipt of which is hereby acknowledged, ROBERT LARSON, a married man, does hereby remise, release and forever quitclaim to JOHN H. DEAN and MYRNA M. DEAN, his wife, as joint tenants, the real property in the County of Los Angeles, State of California, described as:

Lots 25 and 26 of Tract No. 7951, as per map recorded in Book 85 Page 9 of Maps, in the office of the County Recorder of said County.

This quitclaim deed is given to cancel a certain lease between Robert Larson, Lessee, and John H. Dean, Lessor, recorded July 8th, 1946.

Dated this 12th day of July, 1946.

Robert Larson

State of xx Washington, }
County of xx Okanogan. } ss.

On this 19th day of July, 1946, before me, the undersigned, a Notary Public in and for said County, personally appeared Robert Larson, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he executed the same.

WITNESS my hand and official seal.

(Seal) J. F. Aber Notary Public
in and for said County and State.

#329. Recorded at request of Title Insurance & Trust Co Jul 26 1946, 8 AM. Copyist 20.
Compared- Mame B. Beatty, County Recorder, By M Hunter 186 Deputy
$1.00-3.P.

THIS DEED OF TRUST, Made this 10th day of July, 1946, between RICHARD W. HENNIGER and GRACE EUNICE HENNIGER, husband and wife as joint tenants, herein called Trustor, whose address is 1508 Winchester Ave. (Street and Number) Glendale (City), Calif.(State) TITLE INSURANCE AND TRUST COMPANY a California corporation, herein called Trustee, and JULIUS O. FUHRMANN and CLARA FUHRMANN, husband and wife as joint tenants, herein called Beneficiary,

For RECONVEY See Bk. 42 Pg. 240 Original Mar. 4

WITNESSETH: That Trustor irrevocably grants, transfers and assigns to Trustee in trust, with power of sale, that property in City of Glendale, Los Angeles County, California, described as:

Lot 16 Tract 5010 as per map recorded in Book 126 Pages 75 and 76 of Maps in the office of the County Recorder of said County.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained.

No. E69848

$3500.00 Glendale, California, July 10, 1946.

In installments as herein stated, for value received, I promise to pay to JULIUS O. FUHRMANN and CLARA FUHRMANN, husband and wife as joint tenants, or order, at 505 Woodbury Rd. Glendale, Calif. the sum of Three Thousand Five Hundred ($3,500.00) Dollars, with interest from date on unpaid principal at the rate of 5% per cent per annum; principal and interest payable in installments of Thirty-five ($35.00) Dollars or more on the 1st day of each calendar month, beginning on the 1st day of September, 1946, and continuing until said principal and interest have been paid.

Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately

[illegible] provided [illegible] under any life or other insurance policy may be applied by Beneficiary [illegible] any indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected or any part thereof may be released to Trustor. Such application or release shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(3) To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear.

(4) To pay, at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock, when due, all incumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may: make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any incumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

(5) To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

(1) Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

(2) By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

(3) At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

(4) Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

(5) As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collections, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(6) Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be [illegible] filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels, and in such order as it may determine (but subject to any statutory right of Trustor to direct the order in which 8816 property, if consisting of several known lots or parcels, shall be sold), at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property, by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

(7) Trustor, or if said property shall have been transferred, the then record owner, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by each and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers, and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustee is shall be exclusive of all other provisions for substitution is, statutory or otherwise.

(8) This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

(9) Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. The Undersigned Trustor Requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his address hereinbefore set forth.

Signature of Trustor

Joseph Infrenca
(Joseph Infrenca)

Virginia Infrenca
(Virginia Infrenca)

State of California County of Los Angeles)ss. On this 11th day of October, 1946 before me, C. E. Van Vlack, a Notary Public in and for said County, personally appeared Joseph Infrenca and Virginia Infrenca 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.

(SEAL) C. W. Van Vlack Notary Public in and for said County and State.

Indexed as Trust Deed and Assignment of Rent.

#387 Recorded at request of TITLE INSURANCE & TRUST CO. NOV 6 1946 8 A.M.
Copyist #97 Compared, Mme B. Beatty, County Recorder, By [illegible] Deputy
$3.70-25-Mc.

(22)

-oOo-

U.S.I.R.S. $1.65 Cancelled

23944-4

CORPORATION GRANT DEED

AZUSA FOOT-HILL CITRUS COMPANY a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California, in consideration of TEN and no/100 Dollars, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to EDWARD HEINRICH AND NELLIE ANNE HEINRICH Husband and wife, as joint tenants whose permanent address is - the real property in the City of Azusa County of Los Angeles State of California, described as

Lots one hundred eighty-nine (189) and one hundred ninety (190) in Tract No. 10660 City of Azusa, County of Los Angeles, State of California, as per map of Los Angeles

County now on record in Book 164, at Pages 13 and 14 of Official Records of said Los Angeles County, subject to the following:

All conditions, restrictions, reservations and rights-of-way now of record.

In Witness Whereof, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this Fourth day of October, 1946.

(SEAL) AZUSA FOOT-HILL CITRUS COMPANY
By C. A. Griffith President
By Chas. Stewart Assistant Secretary

State of California County of Los Angeles)ss. On this Fourth day of October 1946 before me, Arthur A. Miller, a Notary Public in and for said County, personally appeared C. A. Griffith known to me to be the President, and Chas. Stewart, known to me to be the Assistant Secretary of AZUSA FOOT-HILL CITRUS COMPANY the corporation that executed the within and foregoing 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.

(SEAL) Arthur A. Miller Notary Public in and for said County and State. My Commission Expires Dec. 1, 1947

#369 Recorded at request of TITLE INSURANCE & TRUST CO. NOV 6 1946 8 A.M.
Copyist #97 Compared, Mame B. Beatty, County Recorder, By E. Elson Deputy
$1.00-6-D. 22

-oOo-

This Deed of Trust, Made this 21st day of October, 1946, Between MARY M. ARTHUR, a single woman, herein called TRUSTOR, Bank of America National Trust and Savings Association a National Banking Association, herein called Trustee, and BERT R. HALE and JESSIE HALE, husband and wife, as joint tenants, herein called BENEFICIARY,

Witnesseth: That Trustor irrevocably GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, that property in the City of and County of Los Angeles, State of California, described as:

Lots 27 and 28 in Block 7 of Tract Number 5870, as per map recorded in Book 61 Page 38 of Maps, in the office of the County Recorder of said County.

This Deed of Trust is junior and subject to a deed of trust of record, securing a Note for the original principal sum of $20,000.00, and is given to secure a portion of the purchase price of the within described real property.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits. For the purpose of Securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained:

$36,130.00 Los Angeles, California, October 21st 1946

In installments as herein stated, for value received, I promise to pay to BERT R. HALE and JESSIE HALE, husband and wife, as joint tenants, or order, at Los Angeles, California the sum of Thirty-six Thousand One Hundred Thirty and No/100 Dollars with interest from date hereof on unpaid principal at the rate of five (5) per cent per annum principal and interest payable in installments of Three Hundred Fifty and No/100 Dollars or more on the 1st day of each and every month, beginning on the 1st day of January 1947. and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, a National Banking Association.

distant Southerly thereon 329 feet from the Northwest corner of said Lot 2 to a point in the Easterly line of said Lot, distant thereon Southerly 330 feet from the Northeast corner of said Lot 2; thence Westerly along said line so drawn, 100 feet to a line drawn parallel with the Easterly line of said Lot 2 and passing through the true point of beginning; thence Southerly along said last mentioned line 165.98 feet to the true point of beginning. EXCEPT the Westerly 50 feet thereof. ALSO EXCEPT the South 25 feet thereof. The above described land is shown as a portion of No. 3 on Licensed Surveyor's Map filed in Book 18 Page 34 Record of Surveys of said County.
Subject to; Taxes for the fiscal year 1946-47. Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record.
Dated this 2nd day of October, 1946.

Vivian E. Schaub

State of California, County of Los Angeles)ss. On this 2nd day of October, 1946, before me, the undersigned, a Notary Public in and for said County, personally appeared VIVIAN E. SCHAUB known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same. Witness my hand and official seal.
(Seal) W. E. Shuss Notary Public
in and for said County and State. (W. E. SHUSS) NOTARY PUBLIC in and for the County of Los Angeles, State of California. My Commission Expires January 21, 1950.
#197 Recorded at request of Title Insurance & Trust Co., Nov 6 1946, 8 A.M.
Copyist #92-Compared, Mame B. Beatty, County Recorder.
$1.00-4.L. By [signature] (8) Deputy

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(U.S.I.R.S. $8.80 Cancelled) Grant Deed
NEVILLE ROGERS and CONSTANCE ELIZABETH ROGERS, husband and wife and ALVIN ODELL and EDNA OLIVE ODELL, husband and wife in consideration of Ten and No/100 DOLLARS, to them in hand paid, receipt of which is hereby acknowledged, do hereby GRANT TO RUSSEL IRVING SMALLEY and ANN M. SMALLEY, husband and wife as joint tenants the real property in the City of Long Beach County of Los Angeles, State of California, described as follows: West 43 feet of Lot 128, Tract 5405, as per map recorded in Book 58, Page 25 of Maps, in the office of the County Recorder of said County. SUBJECT TO: 1. Lien of taxes for the fiscal year 1946 and 1947. 2. Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any. TO HAVE AND TO HOLD to said Grantees as joint tenants, ~~heirs or assigns~~ WITNESS our hands this 8th day of August, 1946

Neville Rogers
Constance Elizabeth Rogers
Alvin Odell
Edna Olive Odell

STATE OF CALIFORNIA, COUNTY OF Los Angeles)SS. On this 9 day of August, 1946, before me, Edward F. Bryan, a Notary Public in and for said Los Angeles County, personally appeared Neville Rogers, Constance Elizabeth Rogers, Alvin Odell and Edna Olive Odell, 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.
(Seal) Edward F. Bryan Notary Public
in and for said County and State. My commission expires July 25, 1948.
#199 Recorded at request of Title Insurance & Trust Co., Nov 6 1946, 8 A.M.
Copyist #92-Compared, Mame B. Beatty, County Recorder.
$1.20-4.L. By [signature] (8) Deputy

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(U.S.I.R.S. $2.20 Cancelled) Joint Tenancy Deed 23910-189
In consideration of $10.00, receipt of which is hereby acknowledged, EDWARD HEINRICH and NELLIE ANNE HEINRICH, husband and wife, do hereby Grant to NORBERT BIERMACHER and FLORENCE C. BIERMACHER, husband and wife, AS JOINT TENANTS, all that real property in the City of Azusa County of Los Angeles, State of California, Described as: Lots 189 and 190

in Tract 10660, in the City of Azusa, as per map recorded in Book 164, Pages 14 of Maps in the office of the County Recorder of said County. SUBJECT TO: 1. General and Special Taxes for the fiscal year 1946-1947. 2. Covenants, conditions, restrictions, reservations, rights, rights of way, and easements of record.
Dated this 18th day of September, 1946.

Edward Heinrich
Nellie Anne Heinrich

State of California, County of LOS ANGELES)ss On this 18th day of September, 1946, before me, RUFUS OGILVIE, a Notary Public in and for said County, personally appeared EDWARD HEINRICH and NELLIE ANNE HEINRICH, 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.
(Seal) Rufus Ogilvie Notary Public
in and for said County and State.
#370 Recorded at request of Title Insurance & Trust Co., Nov 6 1946, 8 A.M.
Copyist #92-Compared, Mame B. Beatty, County Recorder.
$1.00-3.D. By [signature] (8) Deputy

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(U.S.I.R.S. $8.25 Cancelled) Grant Deed

TONY S. LOPEZ and MARGARITA R. LOPEZ, husband and 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 JESUS S. LEOS and LUCIANA A. LEOS, husband and wife, as joint tenants all that real property situated in the County of Los Angeles State of California, described as follows: The Southerly 43 and 1/3 feet of Lot 10, in Block F, of the Mountain View Tract, as per map recorded in Book 24, Page 25 of Miscellaneous Records, in the office of the County Recorder of said County. SUBJECT TO: 1. All taxes for the fiscal year 1946-47. 2. Covenants, conditions, restrictions, reservations, rights, rights of way, and easements, now of record, if any.
WITNESS their hands this 9th day of October, 1946

Tony S. Lopez
Margarita R. Lopez

STATE OF CALIFORNIA County of Los Angeles)ss. On this 9th day of October, 1946, before me Rafael Mojica, Notary Public in and for said County, personally appeared Tony S. Lopez and Margarita R. Lopez, husband & wife, 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.
(Seal) Rafael Mojica NOTARY PUBLIC
in and for said County and State. My Commission Expires Sept. 10, 1950.
#362 Recorded at request of Title Insurance & Trust Co., Nov 6 1946, 8 A.M.
Copyist #92-Compared, Mame B. Beatty, County Recorder.
$1.00-3.D. By [signature] (8) Deputy

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(U.S.I.R.S. $4.95 Cancelled) Joint Tenancy Deed

In consideration of $ TEN and No/100, receipt of which is hereby acknowledged, JESSE L. SMITH and ETHEL MARIE SMITH, husband and wife do hereby Grant to GUY H. OVERHOLT and HELEN E. OVERHOLT, husband and wife, AS JOINT TENANTS, all that real property in the County of Los Angeles, State of California, described as: Lots 20 and 21 of Block H, Tract No. 4631, as per map recorded in Book 49, Pages 90 to 91 inclusive of Maps, in the office of the County Recorder of said County. SUBJECT TO: 1. All of General and Special taxes for the fiscal year 1946 to 1947. 2. Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any.
Dated this 9th day of October, 1946.

Jesse L. Smith
Ethel Marie Smith

State of California, County of Los Angeles)ss. On this 11 day of October, 1946, before me, the undersigned, a Notary Public in and for said County, personally appeared Jesse L. Smith and Ethel Marie Smith, husband and wife, known to me to be the persons whose

BOX16-0154

Long Beach, County of Los Angeles, State of California, as per map recorded in Book 256 Pages 18, 19 and 20 of Maps, in the office of the County Recorder of said County. SUBJECT TO: Conditions, restrictions, reservations, rights and rights of way of record, if any. Trust Deed of Record.
Dated this 3rd day of February 1947.

Lloyd C. Leedom
Edna L. Leedom
Harold R. Morgan
Ada M. Morgan

State of California, County of Los Angeles) ss On this 3rd day of February 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Lloyd C. Leedom, Edna L. Leedom, Harold R. Morgan and Ada M. Morgan, 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.
(Seal) Melda L. Myers, Notary Public
in and for said County and State.

#1889. Recorded at request of Grantee, Feb. 13, 1947, 11:21 A.M. Copyist #102. Compared Mame B. Beatty, County Recorder,
$1.10- 3 P By L. Knight (1) Deputy.

R W 43 Azusa Foothill Citrus Company 24263-83

RIGHT OF WAY (Corporation)

The Grantor, AZUSA FOOT HILL CITRUS COMPANY, a corporation, grants to Associated Telephone Company, Ltd., a corporation, an easement for the construction, maintenance and operation of a telephone line with poles, crossarms, guys, wires, braces, conduits, cables and appurtenances for the transmission of electric energy for telephone and telegraph purposes, upon, over, in, under, across and along that certain real property situated in the County of Los Angeles, State of California, described as follows:

The south six feet of Lots 1, 2, 3, 8, 9, 10, 12, 13, 15, 17, xx, 39, 40, 43, 44, 45, 47, xx, 86, 87, 91, 92, 93, 96, xx, 138, 139, 143, 145, 146, 148 and 149; The northerly six feet of Lots 18, 19, xx, 21, 22, 25,

*Lots 30 to 36, inclusive; Lots xx, 65, 69, 71, Lots 112 to 115, inclusive
*Lots 119 to 123, inclusive; Lots 164 to 167, inclusive; and Lots 170 to 175, inclusive;
The westerly six feet of Lots 22, 43, 65, 91, 115, 143, 167, 195, 197 and xxx
The easterly six feet of Lots 21, 40, 114, 166 and 191, all in Tract No. 10660 as per map recorded in Book 164 at Pages 13 and 14 of Maps, records of said Los Angeles County, California.

* Omit Lots 34 and 121 in these two inclusive groups

THE GRANTEE, shall have the right of ingress and egress to said telephone line and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said line.

IN WITNESS WHEREOF, said Grantor has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary, thereunto duly authorized, this 6th day of February 1946.
(Seal) AZUSA FOOT-HILL CITRUS COMPANY, a corporation
By C. A. Griffith, President
And Chas. Stewart, Assistant Secretary

GENERAL CORPORATION NOTARY FORM

State of California, County of Los Angeles) ss. On this 6th day of February 1946, before me, Leora L. Shuck, a Notary Public in and for said County and State, personally appeared C. A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Assistant Secretary Azusa Foot-Hill Citrus Company, 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, the day and year in this certificate first above written.
(Seal) Leora L. Shuck, Notary Public
in and for said County and State. My commission expires Nov. 5, 1946.

#2754. Recorded at request of Grantee, Feb. 13, 1947, 3:02 P.M. Copyist #102. Compared Mame B. Beatty, County Recorder.
$1.00- 5 P By L. Knight (1) Deputy.

BOX16-0155

U.S.I.R.S. $7.70 Cancelled

CORPORATION GRANT DEED

G. E. MORELOCK, INC. a corporation organized under the laws of the State of California, with its principal place of business at 620 Poplar, Montebello, California, in consideration of Ten and no/100 Dollars, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to Green Earl Fields and Margaret L. Fields, husband and wife, as joint tenants, whose permanent address is 12736 So. Belhaven

Long Beach, County of Los Angeles, State of California, as per map recorded in Book 256 Pages 18, 19 and 20 of Maps, in the office of the County Recorder of said County. SUBJECT TO: Conditions, restrictions, reservations, rights and rights of way of record, if any. Trust Deed of Record.
Dated this 3rd day of February 1947.

Lloyd C. Leedom
Edna L. Leedom
Harold R. Morgan
Ada M. Morgan

State of California, County of Los Angeles) ss On this 3rd day of February 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Lloyd C. Leedom, Edna L. Leedom, Harold R. Morgan and Ada M. Morgan, 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.
(Seal) Melda L. Myers, Notary Public
in and for said County and State.

#1889. Recorded at request of Grantee, Feb. 13, 1947, 11:21 A.M. Copyist #102. Compared Mame B. Beatty, County Recorder,
$1.10- 3 P By L. Knight (1) Deputy.

R W 43 Azusa Foothill Citrus Company 24263-83

RIGHT OF WAY (Corporation)

The Grantor, AZUSA FOOT HILL CITRUS COMPANY, a corporation, grants to Associated Telephone Company, Ltd., a corporation, an easement for the construction, maintenance and operation of a telephone line with poles, crossarms, guys, wires, braces, conduits, cables and appurtenances for the transmission of electric energy for telephone and telegraph purposes, upon, over, in, under, across and along that certain real property situated in the County of Los Angeles, State of California, described as follows:

The south six feet of Lots 1, 2, 3, 8, 9, 10, 12, 13, 15, 17, xx, 39, 40, 43, 44, 45, 47, xx, 86, 87, 91, 92, 93, 96, xx, 138, 139, 143, 145, 146, 148 and 149; The northerly six feet of Lots 18, 19, xx, 21, 22, 25,

*Lots 30 to 36, inclusive; Lots xx, 65, 69, 71, Lots 112 to 115, inclusive
*Lots 119 to 123, inclusive; Lots 164 to 167, inclusive; and Lots 170 to 175, inclusive;
The westerly six feet of Lots 22, 43, 65, 91, 115, 143, 167, 195, 197 and xxx
The easterly six feet of Lots 21, 40, 114, 166 and 194, all in Tract No. 10660 as per map recorded in Book 164 at Pages 13 and 14 of Maps, records of said Los Angeles County, California.

* Omit Lots 34 and 121 in these two inclusive groups

THE GRANTEE, shall have the right of ingress and egress to said telephone line and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said line.

IN WITNESS WHEREOF, said Grantor has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary, thereunto duly authorized, this 6th day of February 1946.
(Seal) AZUSA FOOT-HILL CITRUS COMPANY, a corporation
By C. A. Griffith, President
And Chas. Stewart, Assistant Secretary

GENERAL CORPORATION NOTARY FORM

State of California, County of Los Angeles) ss. On this 6th day of February 1946, before me, Leora L. Shuck, a Notary Public in and for said County and State, personally appeared C. A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Assistant Secretary Azusa Foot-Hill Citrus Company, 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, the day and year in this certificate first above written.
(Seal) Leora L. Shuck, Notary Public
in and for said County and State. My commission expires Nov. 5, 1946.

#2754. Recorded at request of Grantee, Feb. 13, 1947, 3:02 P.M. Copyist #102. Compared Mame B. Beatty, County Recorder.
$1.00- 5 P By L. Knight (1) Deputy.

BOX16-0155

U.S.I.R.S. $7.70 Cancelled

CORPORATION GRANT DEED

G. E. MORELOCK, INC. a corporation organized under the laws of the State of California, with its principal place of business at 620 Poplar, Montebello, California, in consideration of Ten and no/100 Dollars, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to Green Earl Fields and Margaret L. Fields, husband and wife, as joint tenants, whose permanent address is 12736 So. Belhaven

on the 6th day of April 1948, 19- said note bearing charges after maturity at said rate.

Mortgagor warrants that the above described property is free and clear of all encumbrance of whatever nature except none, and agrees that, excepting a motor vehicle, no property above mentioned will be removed from the above address and no motor vehicle mentioned herein will be removed from the state in which this mortgage is executed without first obtaining written consent of Mortgagee. Mortgagor promises to pay said note and all other money obligations as herein specified according to their tenor, and to perform all agreements as in said note and in this mortgage stated according to their terms, all payments to be made in lawful money of the United States. All renewals and extensions of said note or any part thereof are likewise secured hereby. Mortgagor agrees to pay all taxes, assessments or liens levied against or attached to said chattels and will keep same in good order and repair, housed in a suitable shelter and will exhibit the said chattels upon demand of Mortgagee. When service of any notice is necessary Mortgagor agrees that deposit, by Mortgagee, of same in the United States registered mail directed to the last given address of Mortgagor shall be sufficient. Should Mortgagee make any additional advance of money to Mortgagor subsequent to the date and prior to the satisfaction of this mortgage, for preservation of its security, such advance shall become a principal part of said note, shall be secured by this mortgage, and shall bear charges at the rate provided for in said note. Mortgagee agrees upon receipt of any instalment to apply the same, first to the satisfaction of any unpaid charges, and second, the balance in payment of principal. In the event Mortgagor defaults in the payment of any instalment or portion thereof, payable by Mortgagor under the terms of this mortgage or said note, or should Mortgagor fail to perform or abide by any of the conditions or covenants as contained in said note or this mortgage, then and in that event Mortgagee shall have the right to declare immediately due and payable the entire balance of moneys then remaining unpaid. Such an election by Mortgagee shall be final and conclusive upon Mortgagor and at its option Mortgagee may immediately take possession of said property according to law, together with all additions, equipment, and accessories thereto. Should Mortgagee take possession of said property, Mortgagee may sell said property at public or private sale, at any time not less than five (5) days after notice is mailed by registered mail, postage prepaid, to the last known address of Mortgagor, advising Mortgagor that possession of said property has been taken and will be sold unless Mortgagor shall pay all sums then due within five (5) days from the date thereof. Said property may be sold upon such terms and in such manner as Mortgagee may determine, and Mortgagee may become the purchaser thereof. The proceeds of any sale hereunder shall be applied to the unpaid balance of the sums due by the Mortgagor under said note and this mortgage and any balance then remaining shall be remitted to the Mortgagor without interest. The Mortgagor promises to pay forthwith any deficiency remaining after any such sale. It is further specifically agreed that the taking of any action by the Mortgagee shall not be deemed to be an election of that action, but rather, the rights and privileges and options granted to the Mortgagee under the terms of this mortgage shall be deemed cumulative, the one with the other, and not alternative. It is specifically agreed that no waiver by the Mortgagee of any breach or default of or by the Mortgagor, whether under the terms of the aforesaid note, or of this mortgage, shall be deemed a waiver of any breach or default thereafter occurring. This agreement shall bind and inure to the benefit of the parties hereto and their executors, administrators, heirs and assigns.

Mortgagor hereby specifically certifies that before affixing his signature below, he has fully read this mortgage and acknowledges receipt of a copy of this mortgage and a copy of the note secured thereby.

— Witness Edmund R. Banks Mortgagor

—— Witness Paulina A. Banks Mortgagor

State of Calif., County of Los Angeles) ss. On this 6th day of January A.D. 1947, before me, Olga Davis, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared Edmund R. & Paulina A. Banks, known to me to be the person whose name is/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.

(Seal) Olga Davis, Notary Public

in and for said County and State. My commission expires Sept. 25, 1949.

24263-92

#2031. Recorded at request of Mortgagee, Feb. 13, 1947, 12:13 P.M. Copyist #102. Compared Mamie R. Beatty, County Recorder,

#1.70- 12 P

By L. Knight (1) Deputy.

BOX16-0156

NW 41

Oscar W. Johnson & Iris E.
1433 Greenwood, San Gabriel

RIGHT OF WAY (Individual)

THE GRANTORS, Oscar W. Johnson and Iris E. Johnson, husband and wife, grant to the Associated Telephone Company, Ltd., a corporation, an easement for the construction, maintenance and operation of a telephone line with poles, crossarms, guys, wires, braces, conduits, cables and appurtenances for the transmission of electric energy for telephone and telegraph purposes, upon, over, in, under, across and along that

certain real property situated in the County of Los Angeles, State of California, described as follows: The Westerly six feet of Lots 193 and 196 in Tract No. 10660 as per map recorded in Book 164, at Pages 13 and 14 of Maps, records of said Los Angeles County, California. THE GRANTEE shall have the right of ingress and egress to said telephone line and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said line. IN WITNESS WHEREOF, the Grantors have executed this agreement this 15th day of April 1946.

Witness: Milton Hollingsworth — Oscar W. Johnson

— Iris E. Johnson

WITNESS FORM

State of California, County of Los Angeles) ss. On this 15th day of April, 1946, before me, ARTHUR A. MILLER, a Notary Public in and for said County, personally appeared Milton Hollingsworth, personally known to me to be the same person whose name is subscribed to the within instrument as a subscribing witness thereto, who being by me duly sworn, deposes and says that he resides in the County of Los Angeles, State of California, that he was present and saw Oscar W. Johnson and Iris E. Johnson, personally known to him to be the same persons described in and whose names is/are subscribed to the within instrument as the parties thereto sign and executed the same; and that he, the affiant, then and there subscribed his name to said instrument as a witness. IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Seal) Arthur A. Miller, Notary Public in and for said County and State. My commission expires Dec. 1, 1947.

#2752. Recorded at request of Grantee, Feb. 13, 1947, 3:02 P.M. Copyist #102. Compared Mame B. Beatty, County Recorder,
$1.00- 5 T By L. Knight (C) Deputy.

NOTICE OF INTENTION TO SELL

NOTICE IS HEREBY GIVEN pursuant to the provisions of Section 3440 of the Civil Code of the State of California, that Eugene D. Lee, Vendor of 1410 E. Valley Blvd. Street, El Monte, California intends to sell to William M. Chapman, Vendee of -- Street -- California, all that certain personal property consisting generally of all stock in trade, fixtures, equipment and good will groceries, meats, vegetables and fixtures of a certain Grocery business known as xxx in the City of El Monte, and located at 1410 E. Valley Street, El Monte, California, and that the purchase price thereof will be paid at 10 o'clock a.m. on the 10th day of March, 1947 at Smart & Final Co. Ltd., 4501 Colorado Blvd., in the City of Los Angeles, County of Los Angeles, State of California. DATED Feb. 27th, 1947.

— Advertiser's Name — Eugene D. Lee, Vendor
Business — Address— Telephone— and/or — Vendee

#865. Recorded at request of Vendee, Mar 1, 1947, 10:05 A.M. Copyist #102. Compared Mame B. Beatty, County Recorder,
$1.00- 3 D By L. M. Conlin (63) Deputy.

DEED OF TRUST With Assignment of Rents

THIS DEED OF TRUST, made this 6th day of January 1947, between ELIZABETH HAIDAL, a widow, herein called Trustor, whose address is 3843 Walton Avenue (Street and Number) Los Angeles (City), California (State) SECURITY-FIRST NATIONAL BANK OF LOS ANGELES a national banking association, herein called Trustee, and ALFRED H. PEDDICORD AND GRACE H. PEDDICORD, husband and wife, as joint tenants, herein called Beneficiary,

WITNESSETH: That Trustor irrevocably grants, transfers and assigns to Trustee in trust, with power of sale, that property in Los Angeles County, California, described as: Lot 15 of the Harris and Dillon Tract, as per map recorded in Book 5, Page 82 of Maps, in the office of the County Recorder of said County.

This Deed of Trust is second and junior to a Trust Deed and Chattel Mortgage of record, and is given and accepted as part of the purchase price of the property herein.

TOGETHER WITH the rents, issues and profits thereof, Subject Howeverto the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained: No. B 115464

$2,925.67 Los Angeles, California, January 6, 1947.

In installments as herein stated, for value received, I promise to pay to ALFRED H. PEDDICORD AND GRACE H. PEDDICORD, husband and wife as joint tenants, or order, at Los Angeles, California, the sum of Two Thousand Nine Hundred Twenty Five and 67/100ths Dollars, with interest from date on unpaid principal at the rate of Six per cent per annum; principal and interest payable in installments of Fifty and no/100ths Dollars or more on the 15th day of each calendar month, beginning on the 15th day of February 1947, and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay [illegible] the Court may fix as attorney's fees. This note is secured by Deed of Trust to SECURITY-FIRST [illegible]

FOR ASSIGNMENT TO [illegible] 114 [illegible]

BOX16-0157

[illegible] Beneficiary of [illegible] [illegible] [illegible] [illegible] [illegible]

2. To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear.

4. To pay: at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due all incumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee may: make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof. Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear, in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any incumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

5. To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

6. To pay to Beneficiary monthly on the first day of each calendar month until the indebtedness secured hereby shall be fully paid, an installment in money equal to one-twelfth of the sum, as estimated by the Beneficiary, of all taxes, assessments and premiums for insurance upon the property subject to this Deed, payable within one year thereafter. The Beneficiary shall hold all such installments so paid in trust, to be applied, as far as they shall be sufficient therefor, to the payment of any such tax, assessment or premiums, specified by Trustee in a written request for such payment, delivered to Beneficiary not less than ten days before the same shall become delinquent.

7. To pay a reasonable counsel fee in any action or proceeding wherein the Trustee or Beneficiary shall be required to appear, or wherein at the discretion of either of them, either of said parties shall appear either as plaintiff, defendant or intervenor, or wherein the rights or obligations of the Trustee or Beneficiary may be involved under this Deed, or wherein there may be a controversy between either of the said parties and the Trustor or any other person or corporation.

B It is mutually agreed that:

1. Until the said promissory note is fully paid, Beneficiary may at least annually, through its authorized agent or inspector, enter upon and make an inspection of the said premises and improvements situated thereon, and, for such purposes, access to all buildings shall be granted by the occupant during reasonable hours.

2. At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

3. Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

4. As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in its own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

5. Beneficiary may also require Trustor to assign life insurance to Beneficiary as additional collateral security for the indebtedness secured hereby, in which event, if Beneficiary has a firm lien on the policy so assigned, it may advance premiums on such insurance and the amount so advanced shall be added to the balance of said note.

6. Time is of the essence hereof, and upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, or should said property or any thereof become unoccupied as a result of alleged violation of ordinance or law, or should there be entered commencement of the use thereof, whether such vacancy or non-use be temporary or permanent, or should the buildings on said property or any thereof remain vacant or unoccupied for a period of three successive months at any one time, Beneficiary may, notwithstanding any other provision hereof, enter and take possession and manage the same, and without notice to Trustor, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written Declaration of Default and demand for sale and of written notice of default and of election to cause said property to be sold, which notice Trustee shall cause to be duly filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, or public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser or deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

7. Beneficiary may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged and recorded in the office of the recorder of the county or counties wherein said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument must contain the date of the execution of this Deed of Trust, the names of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution; or Beneficiary may, with like effect, make such substitution at any time in the manner provided by law.

8. This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors, and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, the masculine gender includes the feminine and neuter, and the singular number includes the plural.

9. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. THE UNDERSIGNED TRUSTOR REQUESTS that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his mailing address hereinbefore set forth.

Signature of Trustor
Fannie Dorfman

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES) ss. On this 12th day of March, 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Fannie Dorfman known to me to be the person whose name is subscribed to the within instrument, and acknowledged that she executed the same.

WITNESS my hand and official seal.

(SEAL) Jess S. Montgomery, Notary Public
in and for said County and State.

#1756 RECORDED AT REQUEST OF NATIONAL TITLE INSURANCE CO. MAR 18 1947 8 A.M.
Copyist #14 Compared MAME B. BEATTY, County Recorder, By J. Peebles 98 Deputy.
$3.70-29. Me.

U.S.I.R.S.$.55 Cancelled.

CORPORATION GRANT DEED 24308-286

AZUSA FOOT HILL CITRUS COMPANY a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California in consideration of Ten and no/100 DOLLARS, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to KENNETH G. DERRY AND CHARELLA DERRY Husband and wife as joint tenants, grantee whose permanent address is - the real property in the City of Azusa County of Los Angeles State of California, described as

Lot 112 of Tract No. 10660 in the City of Azusa County of Los Angeles, State of California, as per map recorded in Book 164, Pages 13 and 14 of Maps in the office of the County Recorder of said County.

All conditions, restrictions, reservations and rights-of way now of record.

IN WITNESS WHEREOF, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this Fourth day of January, 1947.

(SEAL)

AZUSA FOOT-HILL CITRUS COMPANY
By C.A. Griffith, President.
By Chas. Stewart, Assistant Secretary.

BOX16-0158

STATE OF CALIFORNIA, COUNTY OF Los Angeles) SS On this 4th day of January, 1947, before me, Winona L. Cappell, a Notary Public in and for said County, personally appeared C.A. Griffith known to me to be the President, and Chas. Stewart known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company the corporation that executed the within and foregoing 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.

(SEAL) Winona L. Cappell, Notary Public in and for said County and State. My Commission Expires February 3, 1950.

#529 RECORDED AT REQUEST OF TITLE INSURANCE & TRUST CO. MAR 18 1947 8 A.M.
Copyist #14 Compared MAME B. BEATTY, County Recorder, By L. Peebles 98 Deputy.
$1.00-4. P.

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VA Form 4-6303 (Home Loan) August 1946. CALIFORNIA
Use Optional Servicemen's Readjustment Act (38 U.S.C.A. 694 (a) Acceptable to RFC Mortgage Co.

DEED OF TRUST
With Assignment of Rents

THIS DEED OF TRUST, made this 15th day of February, 1947, BETWEEN DONALD L. MOSBERG, a single man, as TRUSTOR, whose address is 21401 So. Vermont Ave. (Street and Number) Torrance (City) California (State) CORPORATION OF AMERICA, a California Corporation, as TRUSTEE, and BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION a national banking association, as Beneficiary,

WITNESSETH: That Trustor irrevocably GRANTS, TRANSFERS, and ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, the property in City of Redondo Beach, Los Angeles County, California, described as:

Lot 9, Block 177, Townsite of Redondo Beach, as per map recorded in Book 39, Pages 1-17 of Maps, in the office of the County Recorder of said County.

TOGETHER WITH the rents, issues, and profits thereof, SUBJECT, HOWEVER, to the right, power, and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues, and profits; and all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are, and shall be deemed to be, fixtures and a part of the realty, and are a portion of the security for the indebtedness herein mentioned: _____

FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of Trustor herein contained and payment of the sum of $ 7500.00 with interest thereon according to the terms of a promissory note, dated February 15, 1947, payable to Beneficiary or order and made by Trustor.

1. Privilege is reserved to prepay at any time, without premium or fee, the entire indebtedness or any part thereof not less than the amount of one installment, or one hundred dollars ($100), whichever is less.

2. Trustor agrees to pay to Beneficiary in addition to the monthly payments of principal and interest payable under the terms of said note, on the first day of each month until said note is fully paid, the following sums:

(a) An installment of the ground rents, if any, and of the taxes and special assessments levied or to be levied against the premises covered by this Deed of Trust; and an installment of the premium or premiums that will become due and payable to renew the insurance on the premises covered hereby against loss by fire or such other hazard as may be required by Beneficiary in amounts and in a company or companies satisfactory to Beneficiary; trustor agreeing to deliver promptly to Beneficiary all bills and notices therefor. Such installments shall be equal respectively to one-twelfth (1/12) of the annual ground rent, if any, plus the estimated premium or premiums for such insurance, and taxes and assessments next due (as estimated by Beneficiary) less all installments already paid therefor, divided by the number of months that are to elapse before one month prior to the date when such premium or premiums and taxes and assessments will become delinquent. Beneficiary shall hold such monthly payments in trust to pay such ground rents, premium or premiums and taxes and special assessments before the same become delinquent.

(b) All payments mentioned in the preceding subsection of this paragraph and all payments to be made under the note secured hereby shall be added together and the aggregate amount thereof shall be paid each month in a single payment to be applied by Beneficiary to the following items in the order set forth.

(I) ground rents, taxes, special assessments, fire and other hazard insurance premiums;
(II) interest on the note secured hereby;
(III) amortization of the principal of said note.

Any deficiency in the amount of any such aggregate monthly payment shall, unless made good prior to the due date of the next such payment, constitute an event of default under this Deed of Trust.

3. If the total of the payments made under (a) of paragraph 2 preceding shall exceed the amount of payments actually made by Beneficiary for ground rents, taxes or assessments, or insurance premiums, as the case may be, such excess may be released, applied on any indebtedness secured hereby, or be credited by Beneficiary on subsequent payments to be made by Trustor for such items. If, however, the monthly payments made under (a) of paragraph 2 preceding shall not be sufficient to pay ground rents, taxes, and assessments, and insurance premiums, as the case may be, when the same shall become due and payable, then Trustor shall pay to Beneficiary any amount necessary to make up the deficiency. Such payment shall be made within thirty (30) days of the written notice from the Beneficiary stating the amount of the deficiency, which notice may be given by mail. If at any time Trustor shall tender to Beneficiary, in accordance with the provisions hereof, full payment of the entire indebtedness secured hereby, Beneficiary shall, in computing the amount of indebtedness, credit to the account of Trustor any balance remaining in the funds accumulated under the provisions of (a) of paragraph 2 hereof. If there shall be a default under any of the provisions of this Deed of Trust and thereafter a sale of the premises in accordance with the provisions hereof, or if the Beneficiary acquires the property otherwise after default, Beneficiary shall apply, at the time of the commencement of such proceedings, or at the time the property is otherwise acquired, the amount then remaining in the funds accumulated under (a) of paragraph 2 preceding, as a credit on the interest accrued and unpaid and the balance to the principal then remaining unpaid on said note.

4. The Beneficiary may collect a "late charge" not to exceed an amount equal to four per centum (4%) of the installment which is not paid within fifteen (15) days from the date thereof to cover the extra expense involved in handling delinquent payments.

TO PROTECT THE SECURITY OF THIS DEED OF TRUST, TRUSTOR AGREES:

5. To protect and preserve said property and to maintain it in good condition and repair.

6. Not to remove or demolish any building or improvement thereon.

7. To complete or restore promptly and in good and workmanlike manner any building or improvement which may be constructed, damaged, or destroyed thereon, and pay when due all costs incurred therefor, and, if the loan secured hereby or any part thereof is being obtained for the purpose of financing construction of improvements on said property, Trustor further agrees:

(a) to commence construction promptly and to pursue same with reasonable diligence to completion in accordance with plans and specifications satisfactory to Beneficiary, and

(b) to allow Beneficiary to inspect said property at all times during construction.

The Trustee, upon presentation to it of an affidavit signed by Beneficiary, setting forth facts showing a default by Trustor under this numbered paragraph, is authorized to accept as true and conclusive all facts and statements therein, and to act thereon hereunder.

8. Not to commit or permit waste of said property.

9. To comply with all laws, ordinances, regulations, covenants, conditions, and restrictions affecting said property.

10. To provide and maintain insurance against loss by fire and other hazards, casualties, and contingencies as may be required from time to time by the Beneficiary in such amounts not exceeding the aggregate indebtedness secured hereby, and for such periods as may be required by the Beneficiary, with loss payable solely to Beneficiary, and to deliver all policies to Beneficiary, which delivery shall constitute an assignment to Beneficiary of all return premiums.

11. To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and should Beneficiary or Trustee elect to also appear in or defend any such action or proceeding, to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum incurred by Beneficiary or Trustee.

12. To pay at least 10 days before delinquency all assessments upon water company stock, and all rents, assessments and charges for water, appurtenant to or used in connection with said property; to pay, when due, all encumbrances, charges, and liens with interest, on said property or any part thereof, which at any time appear to be prior or superior hereto; to pay all costs, fees, and expenses of this Trust.

13. Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may: Make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon the property for such purposes; commence, appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest, or compromise any encumbrance, charge, or lien which in the judgment of either appears to be prior or superior

BOX16-0159

USIRS $6.60 cancelled

Grant Deed

EDWARD G. GIRARD and MARION B. GIRARD, 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 RUBY V. WOOD, a married woman, all that real property situated in the City of Los Angeles County of Los Angeles State of California, described as follows: Lot 44 of Wrights Addition to Ocean Park, as per map recorded in Book 5 Page 174 of Maps in the office of the County Recorder of said County. This deed is executed and delivered for the purpose of completing that certain Agreement for the Sale of Real Estate, dated August 26, 1943, filed for record November 5, 1943, in Book 20427 Page 115, Official Records of Los Angeles County. Witness our hands this 7th day of March, 1947.

Edward G. Girard
Marion B. Girard

STATE OF CALIFORNIA)
County of Los Angeles)ss.

On this 14th day of March, 1947, before me Jessie E. Masters, Notary Public in and for said County, personally appeared Edward G. Girard and Marion B. Girard 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.

(Seal) Jessie B. Masters Notary Public
in and for said County and State. My Commission Expires Jan. 15, 1951
#532 Recorded at request of TITLE INSURANCE & TRUST CO MAR 18 1947 8AM.
Copyist#15, Compared, Mame B. Beatty, County Recorder, By [illegible] 8 Deputy
$1.00 - 3. P.

o

USIRS $6.05 cancelled

24 335-367

Grant Deed

In Consideration of $10.00, receipt of which is acknowledged, KENNETH G. DERRY and CHARELLA DERRY, husband and wife, do hereby grant to Katherine C. Hogan and Edna F. Hogan, sisters, both single women, as Joint Tenants the real property in the City of Azusa County of Los Angeles, State of California, described as: Lot 112 of Tract No. 10660, as per Map recorded in Book 164, Pages 13 and 14 of Maps in the office of the County Recorder of said County. SUBJECT TO: Covenants, conditions, reservations, restrictions and Easements of record. Dated this 10th day of January, 1947.

Kenneth G. Derry
Charella Derry

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

On this 10th day of January, 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Kenneth G. Derry and Charella Derry, 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.

(Seal) J Leslie Freels Notary Public in and for said County and State.
#530 Recorded at request of TITLE INSURANCE & TRUST CO MAR 18 1947 8AM.
Copyist #15, Compared, Mame B. Beatty, County Recorder, By [illegible] 8 Deputy
$1.00 - 3. P.

o

USIRS $8.80 cancelled

Joint Tenancy Deed

In consideration of $10.00, receipt of which is hereby acknowledged, WILLIAM T. DWYER AND LORAINE W. DWYER, husband and wife do hereby Grant to LOUIS EDWARD BOKAN AND LAURA A. BOKAN, husband and wife, AS JOINT TENANTS, all that real property in the County of Los Angeles, State of California, described as: The Easterly 40 feet of Lot 228 of Tract No. 1615 as per map recorded in Book 20 Page 104 of Maps, in the office of the County Recorder of said County. Dated this 30th day of Jan. 1947.

William T. Dwyer
Loraine W. Dwyer

BOX16-0160

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

On this 30th day of Jan. 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared William T. Dwyer and Loraine W. Dwyer, known to me to be the persons whose names are subscribed [illegible]

the day and year in this certific e first above written.

(Seal)

Richard L. Wallesh Notary Public
inand for said County and State.
My commission Expires Oct. 21, 1948.

#2507-Recorded at request of RICHFIELD OIL CORPORATION MAR 25 1947 11:28 AM.
Copyist #76 Compared Mame B.Beatty County Recorder by B. Hall (6) Deputy
$1.10-6-P.

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GRANT OF EASEMENT
(INDIVIDUAL)

THE GRANTORS, JOHN W. WELLS and MARJORIE B. WELLS, hereby grant to SOUTHERN CALIFORNIA EDISON COMPANY LTD., a corporation, its successors and assigns, the right to construct, use, maintain, alter, add to, repair, replace and/or remove, in, on and over the real property hereinafter described, situated in the County of Los Angeles, State of California, an electric line consisting of poles, necessary guys and anchors, cross-arms, wires and other fixtures and appliances, for conveying electric energy to be used for light, heat, power, telephone and/or other purposes. Said real property is described as follows: That portion of Lot 48 of Mission View Acres as per map recorded in Book 12, page 150, of Maps, records of said LosAngeles County, which was conveyed to the the Grantors herein by a deed recorded October 25, 1946 as Instrument No. 593 in the office of the County Recorder, records of said Los Angeles County. All poles shall be erected and maintained within one foot of the following described line: Beginning at a point in the easterly line of said Grantor's property southerly thereon 30 feet from the northeasterly corner of said property; thence westerly and parallel with the northerly line of said property to a point in the westerly line of said Grantor's property. THE GRANTEE, its successors and assigns, and its and their agents and employees, shall have free access to said electric line and every part thereof, at all times, for the purpose of exercising the rights herein granted, and shall have the right to trim or top such trees as may endanger or interfere with said electric line.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 17th day of March, 1947.

Witness: A.C.Cooke — John W. Wells
A.C.Cooke — Marjorie B. Wells

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss. On this 21 day of MARCH, 1947, before me, O. W. SCOTT, a Notary Public in and for said County and State, personally appeared A. C. COOKE, personally known to me to be the same person whose name is subscribed to the within instrument as a subscribing witness thereto, who being by me duly sworn, deposes and says that he resides in the County of LOS ANGELES, State of California, that he was present and saw JOHN W. WELLS AND MARJORIE B. WELLS, personally known to him to be the same persons described in and whose names xx are subscribed to the within instrument as the parties thereto, sign and execute the same; and that he, the affiant, then and there subscribed his name to said instrument as a witness. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Seal)

O. W.Scott Notary Public
in and for said County and State.
My commission expires on ---

DIST. Alhambra
W.O. 422 M 7-25
M.S. 55-88

APPROVED AS TO DESCRIPTION
H. D. WHEELER BY C.C.S.
DATE MAR 13 '47 RIGHT OF WAY AGT.

BOX16-0161

#2920-Recorded at request of GRANTEE MAR 25 1947 1:45 PM.
Copyist #75 Compared Mame B.Beatty County Recorder by B. Hall (6) Deputy
$1.20-7-GW.

U.S.I.R.S. $.55 Cancelled.

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CORPORATION GRANT DEED 24336-164

AZUSA FOOT-HILL CITRUS COMPANY, a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California, in consideration of Ten and no/100 Dollars, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to OMART INVESTMENT COMPANY, LTD., A CORPORATION, whose permanent address is Azusa, California, the real property in the City of Azusa, County of

Los Angeles, State of California, described as Lot 191 of Tract No. 10660 in the city of Azusa, County of Los Angeles, State of California, as per map recorded in Book 164, Pages 13 and 14 of Maps in the office of the County Recorder of said County, subject to the following: All conditions, restrictions, reservations, and rights-of-way now of record. IN WITNESS WHEREOF, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this Seventh day of March, 1947.

(Seal) AZUSA FOOT-HILL CITRUS COMPANY
By C. A. Griffith President
By Chas. Stewart Assistant Secretary.

STATE OF CALIFORNIA, COUNTY OF Los Angeles)ss. On this 7th day of March, 1947, before me, Winona L. Cappell, a Notary Public in and for said County, personally appeared C.A. Griffith, known to me to be the President, and Chas. Stewart, known to me to be the Asst. Secretary of AZUSA FOOT-HILL CITRUS COMPANY, the corporation that executed the within and foregoing 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.

(Seal) Winona L. Cappell Notary Public
in and for said County And State.
My commission Expires February 3, 1950.

#1053-Recorded at request of TITLE INSURANCE & TRUST CO. MAR 25 1947 8 AM.
Copyist #78 Compared Mame B.Beatty County Recorder by B. Hall (6) Deputy
$1.00-4-M.

U.S.I.R.S. $29.70 Cancelled.

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GRANT DEED

DAVE MESSIN also known as David Messin AND MILDRED MESSIN, HIS WIFE, AND ANNA MESSIN, A WIDOW, in consideration of TEN AND NO/100 DOLLARS, to them in hand paid, receipt of which is hereby acknowledged, do hereby Grant to MARJORIE BURNS DUMAS, AN UNMARRIED WOMAN, the real property in the County of Los Angeles, State of California, described as: Lot 142, Tract 10141 as per Map recorded in Book 143 Pages 3 and 4 of Maps in the office of the County Recorder of said County.

WITNESS our hands this 3rd day of February, 1947.

Dave Messin
Mildred Messin
Anna Messin

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss. On this 3rd day of February, 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Dave Messin, Mildred Messin and Anna Messin, 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.

(Seal) Roderick MacTaggart Notary Public
in and for said County and State.
My commission Expires Oct. 9, 1946.

#940-Recorded at request of TITLE INSURANCE & TRUST CO. MAR 25 1947 8 AM.
Copyist #78 Compared Mame B. Beatty County Recorder by B. Hall (6) Deputy
$1.00-3-M.

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FULL RECONVEYANCE

LOS ANGELES TRUST & SAFE DEPOSIT COMPANY, a corporation, of Los Angeles, California as Trustee under a deed of trust dated October 3, 1938, executed by ZOEL J. BOURDON and BLANCHE BOURDON, his wife, as Trustor, and recorded on November 3, 1938, in Book 16222 Page 47 of Official Records in the office of the Recorder of Los Angeles County, California, has received from Beneficiary thereunder a written request to reconvey and in accordance with said request and the provisions of said Deed of Trust, said LOS ANGELES TRUST & SAFE DEPOSIT COMPANY, as Trustee, does hereby reconvey, without warranty, to the person or persons legally entitled thereto, the estate now held by it thereunder.

Dated March 21, 1947

(----) LOS ANGELES TRUST & SAFE DEPOSIT COMPANY,
as Trustee,
R 140531 B. By W. N. Bucklin, Jr. Vice President.

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss. few

On March 21, 1947, before me, the undersigned, a Notary Public in and for said County and State, personally appeared W. N. BUCKLIN, JR. known to me to be the Vice President of the Los Angeles Trust & Safe Deposit Company, the corporation that executed

BOX16-0162

Beneficiary or Trustee may appear.

4. To pay: at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all incumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust.

Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may: make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any incumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.

5. To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with interest from date of expenditure at seven per cent per annum.

B. It is mutually agreed that:

1. Any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

2. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

3. At any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey all or any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

4. Upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees, Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The grantee in such reconveyance may be described as "the person or persons legally entitled thereto."

5. As additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

6. Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be duly filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels and in such order as it may determine (but subject to any statutory right of Trustor to direct the order in which such property, if consisting of several known lots or parcels, shall be sold), at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at seven per cent per annum; all other sums then secured hereby; and the remainder, if any, to the person or persons legally entitled thereto.

7. Trustor, or if said property shall have been transferred, the then record owner, together with Beneficiary, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed and acknowledged by each and recorded in the office of the recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor, succeed to all its title, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and page where this Deed is recorded, and the name and address of the new Trustee. If notice of default shall have been recorded, this power of substitution cannot be exercised until after the costs, fees and expenses of the then acting Trustee shall have been paid to such Trustee, who shall endorse receipt thereof upon such instrument of substitution. The procedure herein provided for substitution of Trustee shall be exclusive of all other provisions for substitution, statutory or otherwise.

8. This Deed applies to, inures to the benefit of, and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, successors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

9. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

C. The Undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at his address set forth before his signature hereto, which address is hereby declared to be a part of this Deed of Trust.

Address (It is essential that address be given for each Trustor)

Street and Number	City	State	Signature of Trustor
615 N. Mayo	Compton,	California	John P. Andre
615 N. Mayo	Compton,	California	Elsie M. Andre

STATE OF CALIFORNIA COUNTY OF Los Angeles) ss. On this 11th day of March 1947, before me, the undersigned, a Notary Public in and for said Los Angeles County, personally appeared JOHN P. ANDRE AND ELSIE M. ANDRE, 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.

(SEAL)

M. K. Fenn Notary Public in and for said Los Angeles County and State.

Indexed as Trust Deed and Assignment of Rents.

#155-Recorded at request of TITLE INSURANCE & TRUST CO. MAR 25 1947 8 A.M.
Copyist #46, Compared, Mame B. Beatty, County Recorder,
$3.40-24-T By A. Gockley 19 Deputy

24390-172

Grant Deed
JOINT TENANTS CORPORATION

OMART INVESTMENT COMPANY, LTD. a Corporation duly organized and existing under and by virtue of the laws of the State of Nevada, and having its principal place of business in the City of Azusa County of Los Angeles and State of California For and in Consideration of the sum of TEN AND NO/100 Dollars, the receipt whereof is hereby acknowledged, does hereby Grant to WILLIAM E. BRYSON and Velma RUTH BRYSON, husband and wife, as joint tenants with right of survivorship All that real property situated in the City of Azusa County of Los Angeles State of California, described as follows: Lot 191 of Tract 10660 in the City of Azusa, County of Los Angeles State of California, as per map recorded in Book 164, Pages 13 and 14 of Maps in the office of the County Recorder of said County. SUBJECT TO: (1) First installment of general and special taxes and/or assessments for the

BOX16-0163

fiscal year 1947-1948 and subsequent thereto.

(2) Covenants, conditions, restrictions, reservations, easements, rights and/or rights of way of record affecting said property.

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 of them, and the heirs and assigns of such survivor forever.

In Witness Whereof, The said party of the first part has caused its corporate name and seal to be affixed by its President and Secretary thereunto, duly authorized this 7th day of March nineteen hundred and Forty-seven.

(SEAL) OMART INVESTMENT COMPANY, LTD.
By M. Penn Phillips President
By Arthur A. Miller Secretary

STATE OF CALIFORNIA, County of Los Angeles) ss. ON THIS 7 day of March, A.D., 1947, before me, J. Patricia Selk a Notary Public in and for said County and State personally appeared M. Penn Phillips, known to me, ~~(or proved to me on the oath of~~ ---), to be the President, and Arthur A. Miller, known to me to be the Secretary of the Omart Investment Company, Ltd., the Corporation that executed the within Instrument, known to me to be the person who 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.

(SEAL) J. Patricia Selk Notary Public in and for said County and State. My Commission Expires Apr. 11, 1949.

#1054-Recorded at request of TITLE INSURANCE & TRUST CO. MAR 25 1947 8 A.M.
Copyist #46, Compared, Mame B. Beatty, County Recorder,
$1.00-B-M By A. Lockley #9 Deputy

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This Deed of Trust, Made this 11th day of March, 1947, Between JOHN P. ANDRE AND ELSIE M. ANDRE, husband and wife, herein called TRUSTOR, Bank of America NATIONAL TRUST AND SAVINGS ASSOCIATION a National Banking Association, herein called Trustee, and NEMA S. MOREY, a widow, herein called BENEFICIARY,

Witnesseth: That Trustor irrevocably GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, that property in the City of Long Beach County of Los Angeles, State of California, described as:

Lot 7, Block "D" of Tract 5470 as per map recorded in Book 58, Page 30 of Maps, in the office of the County Recorder of said County.

For RECONVEYANCE See Bk 2 Sec Pg. 3-61 Official Records

This Deed of Trust secures a portion of the purchase price on the property described herein and is second and subject to a Deed of Trust in the original amount of $2500.00 and is to be filed concurrently herewith.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

For the Purpose of Securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained:

$500.00 Long Beach, California, March 11, 1947

In installments as herein stated, for value received, I promise to pay to NEMA S. MOREY, a widow, or order, at Long Beach, California the sum of FIVE HUNDRED and no/100 DOLLARS, with interest from date on unpaid principal at the rate of six per cent per annum; principal and interest payable in installments of TEN and no/100 Dollars or more on the first day of each calendar month, beginning on the first day of May, 1947 and continuing until March 1, 1950 at which time the entire balance of principal and interest then unpaid shall be due and payable. xxxx. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. [illegible] lawful money of the United States. If action be

BOX16-0164

[illegible] described above. Said [illegible] shall [illegible] per annum (4%) per annum and shall be payable in approximately equal monthly payments for such period as may be agreed upon by the creditor and debtor. Failure to agree on the maturity, the sum of sums so advanced shall be due and payable 30 days after demand by the creditor. In no event shall the maturity extend beyond the ultimate maturity of the note first described above.

18. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive its right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

19. That the lien of this instrument shall remain in full force and effect during any postponement or extension of the time of payment of the indebtedness or any part thereof secured hereby.

20. Should proceedings be instituted to register title of said property under any Land Title Law, Trustor will pay upon demand all sums expended by Trustee or Beneficiary, including reasonable attorney's fees, and forthwith deliver to Beneficiary all evidence of title.

21. At any time and from time to time upon written request of Beneficiary, payment of its fees and presentation of this Deed and the note for endorsement (in case of full reconveyance, for cancelation and retention), without affecting the liability of any person for the payment of the indebtedness, Trustee may (a) consent to the making of any map or plat of said property; (b) join in granting any easement or creating any restriction thereon; (c) join in any subordination or other agreement affecting this Deed or the lien or charge thereof; (d) reconvey, without warranty, all or any part of the property.

The grantee in any reconveyance may be described as the "person or persons legally entitled thereto", and the recitals therein of any matters or facts shall be conclusive proof of the truthfulness thereof. Trustee's fees for any of the services mentioned in this paragraph shall be $5.

22. As additional security, Trustor hereby assigns to Beneficiary during the continuance of these trusts, all rents, issues, royalties, and profits of the property affected by this Deed and of any personal property located thereon. Until Trustor shall default in the payment of any indebtedness secured hereby or in the performance of any agreement hereunder, Trustor shall have the right to collect all such rents, issues, royalties, and profits earned prior to default as they become due and payable, save and excepting rents, issues, royalties, and profits arising or accruing by reason of any oil, gas, or mineral lease of said property. If Trustor shall default as aforesaid, Trustor's right to collect any of such moneys shall cease and Beneficiary shall have the right, with or without taking possession of the property affected hereby, to collect all rents, royalties, issues, and profits. Failure or discontinuance of Beneficiary at any time, or from time to time to collect any such moneys shall not in any manner affect the subsequent enforcement by Beneficiary of the right, power, and authority to collect the same. Nothing contained herein, shall be, or be construed to be, an affirmation by Beneficiary of any tenancy, lease or option, nor an assumption of liability under, nor a subordination of the lien or charge of this Deed to any such tenancy, lease or option.

23. Upon any default by Trustor hereunder, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in its own name sue for or otherwise collect said rents, issues, and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine.

24. The entering upon and taking possession of said property, the collection of such rents, issues, and profits, or the proceeds of fire and other insurance policies, or compensation or awards for any taking or damage of the property, and the application or release thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

25. Upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale, and of written notice of default and of election to cause the property to be sold, which notice Trustee shall cause to be duly filed for record. Beneficiary shall also deposit with Trustee this Deed, the note and all documents evidencing expenditures secured hereby.

26. After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels, and in such order as it may determine (but subject to any statutory right of Trustor to direct the order in which such property, if consisting of several known lots or parcels, shall be sold), at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at the time and place of sale, and from time to time thereafter may postpone the sale by public announcement at the time fixed by the preceding postponement. Trustee shall deliver to the purchaser its Deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in the Deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary, may purchase at the sale. Trustee shall apply the proceeds of sale to payment of (1) the expenses of such sale, together with the reasonable expenses of this Trust, including therein Trustee's fees in the following amounts based upon the amount secured hereby and remaining unpaid: 6½ percent on the first $1,000 thereof, 2 percent on the next $7,000 thereof, and 1½ percent on the balance thereof, said sum to include counsel fees if any are incurred; (2) cost of any evidence of title procured in connection with such sale and revenue stamps on Trustee's Deed; (3) all sums expended under the terms hereof, not then repaid, with accrued interest at 4 percent per annum; (4) all other sums then secured hereby; (5) reimbursement of the Veterans Administration for any sums paid by it on account of the guaranty or insurance of the indebtedness secured hereby; and (6) the remainder, if any, to the person or persons legally entitled thereto.

27. Beneficiary may from time to time substitute a successor or successors to any Trustee named herein or acting hereunder to execute this Trust. Upon such appointment, and without conveyance to the successor trustee, the latter shall be vested with all title, powers, and duties conferred upon any Trustee herein named or acting hereunder. Each such appointment and substitution shall be made as provided by the California Code of Civil Procedure.

28. The pleading of any statute of limitations as a defense to any and all obligations secured by this Deed is hereby waived, to the full extent permissible by law.

29. This Deed shall inure to and bind the heirs, legatees, devisees, administrators, executors, successors, and assigns of the parties hereto. All obligations of Trustor hereunder are joint and several. The term "Beneficiary" shall mean the owner and holder, including pledgees, of the indebtedness secured hereby, whether or not named as Beneficiary herein, and whether by operation of law or otherwise.

30. Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary, or Trustee shall be a party, unless brought by Trustee.

31. If the indebtedness secured hereby be guaranteed or insured under the Servicemen's Readjustment Act, as amended, such Act and Regulations issued thereunder and in effect on the date hereof shall govern the rights, duties and liabilities of the parties hereto, and any provisions of this or other instruments executed in connection with said indebtedness which are inconsistent with said Act or Regulations are hereby amended to conform thereto.

32. This Deed shall be construed according to the laws of the State of California.

33. The Undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at the address hereinbefore set forth.

Signature of Trustor

George A. Pulp

Elizabeth J. Pulp

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)ss: On this 5th day of May, 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared GEORGE A. PULP AND ELIZABETH J. PULP, 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.

(Seal) E. C. Carlson Notary Public in and for said County and State.

Indexed as Trust Deed and Assignment of Rents

#808 Recorded at request of TITLE INSURANCE & TRUST CO. JUN 25 1947 at 8 A M

Reprint #A1 Compared. MAME B. BEATTY, COUNTY RECORDER BY A. Rene (85) Deputy

$4.70 37 - P

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U.S.I.R.S. $6.05 Cancelled CORPORATION GRANT DEED 24685-348

AZUSA FOOT-HILL CITRUS COMPANY, a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California, in consideration of Ten and no/100 DOLLARS, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to FREDRICK S. ROSS AND IVONA L. ROSS, HUSBAND AND WIFE, AS JOINT TENANTS whose permanent address is ---- the real property in theCity of Azusa County of Los Angeles, State of California, described as Lot No 195 of Tract No. 10660 in the City of Azusa, County of Los Angeles, State of California as per map recorded in Book 104, Pages 13 and 14 of Maps in the office of the County Recorder of said County, subject to the following: All conditions, restrictions, reservations, and rights-of-way now of record. IN WITNESS WHEREOF, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Vice President and Assistant Secretary thereunto duly authorized, this Sixteenth day of June, 1947.

(Seal)

AZUSA FOOT-HILL CITRUS COMPANY

By Royden Vosburg Vice President

By Chas. Stewart Assistant Secretary

BOX16-0165

STATE OF CALIFORNIA COUNTY OF Los Angeles)ss. On this 19 day of June, 1947, before me, Winona L.Cappell, a Notary Public in and for said County, personally appeared Roydon Vosburg known to me to be the Vice-President, and Chas. Stewart, known to me to be the Asst. Secretary of AZUSA FOOT-HILL CITRUS COMPANY the corporation that executed the within and foregoing 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.

(Seal) Winona L. Cappell Notary Public in and for said County and State. My Commission Expires February 3, 1950

#93 Recorded at request of TITLE INSURANCE & TRUST CO. JUN 25 1947 at 8 A M
Copyist #41 Compared. MAME B. SEATTY, COUNTY RECORDER BY C. C. Rogers (65) Deputy
$1.00 4 - L

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FHA Form No. 3104g 2568
(For use under Sections 203 or 603)
(Rev. August 1, 1946)

For ASSIGNMENT See Bk. 24378 Pg. 247 Official Records

B

DEED OF TRUST

With Assignment of Rents

THIS DEED OF TRUST, made this 24th day of JUNE, 1947, BETWEEN MILTON KAUFFMAN, INC., A Corporation, as TRUSTOR, whose address is 2918 WEST COMPTON BLVD., (Street and number) GARDENA, (City) CALIFORNIA (State) LAWYERS TITLE GUARANTY COMPANY, A California Corporation, as TRUSTEE, and STANDARD FEDERAL SAVINGS AND LOAN ASSOCIATION, an United States Corporation, as BENEFICIARY, WITNESSETH: That Trustor irrevocably GRANTS, TRANSFERS, AND ASSIGNS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the property in LOS ANGELES County, California, described as: Lot 70 of Tract No. 13968, as per map recorded in Book 304, Pages 7 to 11 inclusive of Maps, in the office of the County Recorder of said County.

Together with the rents, issues, and profits thereof, SUBJECT, HOWEVER, to the right, power, and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues, and profits;

For the Purpose of Securing Performance of each agreement of Trustor herein contained and payment of the sum of $ 6700.00 with interest thereon according to the terms of a promissory note, dated JUNE 24th, 1947, payable to Beneficiary or order and made by Trustor.

1. Privilege is reserved to pay the debt secured hereby in whole or in an amount equal to one or more principal payments next due on the note, on the first day of any month prior to maturity, provided written notice of intention so to do is given at least thirty days prior to prepayment and provided that if the debt is fully paid prior to final maturity and at that time it is insured under the National Housing Act, Trustor will also pay to Beneficiary 1% of the original principal amount thereof, except that in no event shall such adjusted premium exceed the aggregate amount of mortgage insurance premium charges which would have been payable by Beneficiary if the debt secured hereby had continued to be insured until final maturity.

2. Trustor agrees to pay to Beneficiary in addition to the monthly payments of principal and interest payable under the terms of said note, on the first day of each month until said note is fully paid, the following sums:

a. If this deed of trust and the said note secured hereby are insured under the provisions of the National Housing Act and so long as they continue to be so insured, one-twelfth (1/12) of the annual mortgage insurance premium for the purpose of putting the holder of such note in funds with which to discharge the said holder's obligation to the Federal Housing Administration for mortgage-insurance premiums pursuant to the applicable provisions of the National Housing Act, as amended, and Regulations thereunder. The holder of the note shall, on the termination of its obligation to pay mortgage-insurance premiums, credit to the account of the Trustor all payments made under the provisions of this subsection which the holder of the note has not become obligated to pay to the Federal Housing Commissioner.

b. An installment of the ground rents, if any, and of the taxes and special assessments levied or to be levied against the premises covered by this Deed of Trust; and an installment of the premium or premiums that will become due and payable to renew the insurance on the premises covered hereby against loss by fire or such other hazard as may be required by Beneficiary in amounts and in a company or companies satisfactory to Beneficiary; trustor agreeing to deliver promptly to Beneficiary all bills and notices therefor. Such installments shall be equal respectively to one-twelfth (1/12) of the annual ground rent, if any, plus the estimated premium or premiums for such insurance, and taxes and assessments next due (as estimated by Beneficiary) less all installments already paid therefor, divided by the number of months that are to elapse before one month prior to the date when such premium or premiums and taxes and assessments will become delinquent. Beneficiary shall hold such monthly payments in trust to pay such ground rents, premium or premiums and taxes and special assessments before the same become delinquent.

c. All payments mentioned in the two preceding subsections of this paragraph and all payments to be made under the note secured hereby shall be added together and the aggregate amount thereof shall be paid each month in a single payment to be applied by Beneficiary to the following items in the order set forth.

(I) premium charges under the contract of insurance with the Federal Housing Commissioner;
(II) ground rents, taxes, special assessments, fire and other hazard insurance premiums;
(III) interest on the note secured hereby;
(IV) amortization of the principal of said note.

Any deficiency in the amount of any such aggregate monthly payment shall, unless made good prior to the due date of the next such payment, constitute an event of default under this Deed of Trust.

3. If the total of the payments made under (b) of paragraph 2 preceding shall exceed the amount of payments actually made by Beneficiary for ground rents, taxes or assessments, or insurance premiums, as the case may be, such excess may be released, applied on any indebtedness secured hereby, or be credited by Beneficiary on subsequent payments to be made by Trustor. If, however, the monthly payments made under (b) of paragraph 2 preceding shall not be sufficient to pay ground rents, taxes, and assessments, and insurance premiums, as the case may be, when the same shall become due and payable, then Trustor shall pay to Beneficiary any amount necessary to make up the deficiency on or before the date when payment of such ground rents, taxes, assessments, or insurance premiums shall be due. If at any time Trustor shall tender to Beneficiary, in accordance with the provisions hereof, full payment of the entire indebtedness secured hereby, Beneficiary shall, in computing the amount of indebtedness, credit to the account of Trustor all payments made under the provisions of (a) of paragraph 2, which the Beneficiary has not become obligated to pay to the Federal Housing Commissioner, and any balance remaining in the funds accumulated under the provisions of (b) of paragraph 2 hereof. If there shall be a default under any of the provisions of this Deed of Trust and thereafter a sale of the premises in accordance with the provisions hereof, or if the Beneficiary acquires the property otherwise after default, Beneficiary shall apply, at the time of the commencement of such proceedings, or at the time the property is otherwise acquired, the balance then remaining in the funds accumulated under (b) of paragraph 2 preceding, as a credit against the amount of principal then remaining unpaid under said note and shall properly adjust any payments which shall have been made under (a) of paragraph 2.

4. In the event that any payment or portion thereof is not paid within fifteen (15) days from the date the same is due, Trustor agrees to pay a "late charge" of two cents (2¢) for each dollar so overdue, if charged by Beneficiary.

To Protect the Security of This Deed of Trust, Trustor Agrees:

5. To protect and preserve said property and to maintain it in good condition and repair.

6. Not to remove or demolish any building or improvement thereon.

7. To complete or restore promptly and in good and workmanlike manner any building or improvement which may be constructed, damaged, or destroyed thereon, and pay when due all costs incurred therefor, and, if the loan secured hereby or any part thereof is being obtained for the purpose of financing construction of improvements on said property, Trustor further agrees:

a. to commence construction promptly and in any event within 30 days from the date of the commitment of the Federal Housing Administration, and complete same in accordance with plans and specifications satisfactory to beneficiary,
b. to allow Beneficiary to inspect said property at all times during construction,
c. to replace any work or materials unsatisfactory to Beneficiary, within fifteen (15) calendar days after written notice from Beneficiary of such fact, which notice may be given to the Trustor by registered mail, sent to his last known address, or by personal service of the same,
d. that work shall not cease on the construction of such improvements for any reason whatsoever for a period of fifteen (15) calendar days.

The Trustee, upon presentation to it of an affidavit signed by Beneficiary, setting forth facts showing a default by Trustor under this numbered paragraph, is authorized to accept as true and conclusive all facts and statements therein, and to act thereon hereunder.

8. Not to commit or permit waste of said property.

9. To comply with all laws, ordinances, regulations, covenants, conditions, and restrictions affecting said property.

10. To cultivate, irrigate, fertilize, fumigate, prune, and do all other acts which from the character and use of said property may be reasonably proper or necessary, the specific enumerations herein not excluding the general.

11. To provide and maintain insurance against loss by fire and other hazards, casualties, and contingencies including war damage as may be required from time to time by the Beneficiary in such amounts and for such periods as may be required by the Beneficiary, with loss payable solely to Beneficiary, and to deliver all policies to Beneficiary, which delivery shall constitute an assignment to Beneficiary of all return premiums.

12. To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and should Beneficiary or Trustee elect to also appear [illegible] or defend any such action or proceeding, to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reason[illegible] by Beneficiary or Trustee.

13. To pay at least 10 days [illegible] ments upon water company stock, and all rents, assessments and charges for water, appurtenant to or used in connec[illegible] when due, all encumbrances, charges, and liens with interest, on said property or any part thereof, which at any [illegible] to; to pay all costs, fees, and expenses of this Trust.

14. Should Trust[illegible] act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to [illegible] the Trustor from any obligation hereof, may: Make or do the same in such manner and to such exten[illegible] curity hereof, Beneficiary [illegible] Trustee being authorized to enter upon the property [illegible]

BOX16-0166

VALLEY MORTGAGE AND FINANCE COMPANY, a corporation duly organized and existing under and by virtue of the laws of the State of California, and having its principal place of business in the City of Glendale, County of Los Angeles, and State of California, For and in Consideration of the Sum of 00/00 Dollars, the receipt whereof is hereby acknowledged, has remised, released and forever quitclaimed, and by these presents does remise, release and forever quitclaim unto PHILIP MANDELA, a widower, All that Real Property, described as follows, to-wit: Lot 6 of Tract No. 7725, in the County of Los Angeles, State of California, as per map recorded in Book 89 Pages 11 and 12 of Maps, in the office of the County Recorder of said County.

To Have and to Hold to the said grantee, his heirs and assigns forever.

In Witness Whereof, The said party of the first part has caused its corporate name and seal to be affixed by its President and Secretary thereunto, duly authorized this 11th day of July, nineteen hundred and forty-seven.

(SEAL)

VALLEY MORTGAGE AND FINANCE COMPANY
By J. F. Lilly, President,
By John W. Knight, Assistant Secretary.

State of California, COUNTY OF Los Angeles,) SS. On this 11th day of July, A.D., 1947, before me, the undersigned, a Notary Public in and for the said County and State, personally appeared J. F. Lilly, known to me to be the President, and John W. Knight, known to me to be the Assistant Secretary of the VALLEY MORTGAGE AND FINANCE COMPANY, the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument, on behalf of the Corporation herein 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.

Helen L. Schoen, Notary Public in and for said County and State.

#1392. Recorded at request of TITLE INSURANCE & TRUST CO. JUL 25, 1947, 8 A.M. Copyist #104.
Compared, Mann B. Beatty, County Recorder,
$1.00-4-T By F Merowley (126) Deputy.

- - - - - - - - - - - - - - - - - - - -

U.S.I.R.S. $2.20 Cancelled

Joint Tenancy Deed 24855-37

In consideration of $10.00, receipt of which is hereby acknowledged, KATHERINE C. HOGAN and EDNA F. HOGAN, sisters, both single women, do hereby Grant to TERRY V. WAGNER and MYRTLE C. WAGNER, husband and wife, AS JOINT TENANTS, WITH RIGHT OF SURVIVORSHIP, all that real property in the City of Azusa, County of Los Angeles, State of California, described as: Lot 112 of Tract No. 10660, in the City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 164 Pages 13 and 14 of Maps in the office of the County Recorder of said County. SUBJECT TO a deed of trust now of record, dated December 24, 1946, executed by Katherine C. Hogan and Edna F. Hogan, given to secure note in favor of Kenneth G. Derry and Cherelle Derry, which the grantees hereby assume and agree to pay. Dated this 7th day of July, 1947.

Katherine C. Hogan

Edna F. Hogan

State of California, County of Los Angeles,) SS. On this 7th day of July, 1947, before me, Winona L. Coppell, a Notary Public in and for said County, personally appeared Katherine C. Hogan and Edna F. Hogan, sisters, both single women, 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.

(SEAL)

Winona L. Coppell, Notary Public in and for said County and State.
My Commission Expires February 3, 1950.

#1393. Recorded at request of TITLE INSURANCE & TRUST CO. JUL 25, 1947, 8 A.M. Copyist #104.
Compared, Mann B. Beatty, County Recorder,
$1.00-3-D By F Merowley (126) Deputy.

- - - - - - - - - - - - - - - - - - - -

U.S.I.R.S. $5.50 Cancelled

JOINT TENANCY DEED

Camille C. Farin, a married woman who acquired title as Camille B. Conner, a married woman, in consideration of Ten and no/100 DOLLARS, receipt of which is hereby acknowledged, do hereby GRANT TO Joseph C. Hinton and Hilar Hinton, husband and wife, AS JOINT TENANTS, the real property in the City of Los Angeles, County of

BOX16-0167

Book 25141 Page 747 Affix I.R.S. $

Corporation Grant Deed

Azusa Foot-hill Citrus Company

a corporation organized under the laws of the State of California, with its principal place of business at Azusa, Los Angeles County, California

in consideration of Ten and no/100 - - - - - - - - - - - - - - - DOLLARS, to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to

Omert Investment Co. Ltd.

whose permanent address is 1111 West Foothill Blvd., Azusa, Los Angeles County, California the real property in the City of Azusa, County of Los Angeles State of California, described as

Lot No. 117 of Tract No. 10660 in the City of Azusa, County of Los Angeles, State of California as per map recorded in Book 164, Pages 13 and 14 of Maps in the office of the County Recorder of said County, subject to the following:

All conditions, restrictions, reservations, and rights-of-way now of record.

In Witness Whereof, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary thereunto duly authorized, this 15th day of August 1947

Azusa Foot-Hill Citrus Company

By [signature] President

By [signature] Secretary

BOX16-0168

Book 7 11 Page 148

State of California
County of Los Angeles } ss.

On this 15 day of August, 19 47, before me, the J. Holden, a Notary Public in and for said County, personally appeared C. L. Griffith known to me to be the President, and W. S. Toohey known to me to be the Secretary of Azusa Foothill Citrus Po.

the corporation that executed the within and foregoing 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.

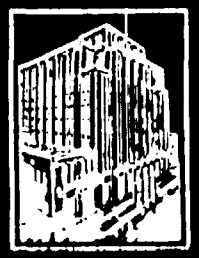
J. Holden
Notary Public, State of California

Corporation Grant Deed

TO

Dated _____, 19__

TITLE INSURANCE AND TRUST COMPANY
LOS ANGELES



Instrument No. 870
Order No. 2487360

When recorded mail to

~~OMART INVESTMENT CO., Ltd.~~
P. O. Box 476
Azusa, California

RECORDED AT REQUEST OF
TITLE INSURANCE & TRUST CO.
SEP 15 1947 at 8 A.M.
in Book 25171 Page 147
of Official Records,
County of Los Angeles, California
Fee $ 1.00 Folios 4
MARK B. BEATTY, County Recorder
By [illegible] Deputy

TITLE INSURANCE AND TRUST COMPANY

Home Office
433 South Spring Street
Los Angeles

San Fernando Valley Office
777 Hollywood Way
San Fernando

Kern County
1715 Chester Ave. at 17th
Bakersfield

Santa Barbara County
920 State Street
Santa Barbara

Tulare County
200 West Main St. Visalia

Ventura County
[illegible]

870 Recorded and compared: MARK B. BEATTY, County Recorder, By [illegible] Deputy

BOX16-0169

accrue or become due under the provisions of Paragraph (3) of the above mentioned lease.

The undersigned expressly authorize BANK OF AMERICA NAT . TRUST AND SAVINGS ASSOCIATION to receive, receipt for, sue for and to satisfy all rents paid under the terms of said Lease as fully as the undersigned might do if this Assignment had not been made; provided that BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION shall apply all rents or damages collected under this Assignment as a credit upon the above described indebtedness.

Dated at Beverly Hills, California, this 18th day of November 1947

Paul S. Cummins
(PAUL S. CUMMINS)
Ruth Cummins
(RUTH CUMMINS)
LESSORS

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)SS On this 18th day of November 1947, before me Joseph A. Swarts, a notary public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared PAUL S. CUMMINS AND RUTH CUMMINS, 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.

(SEAL) Joseph L. Swarts, Notary Public in and for said County and State.

#1319. Recorded at request of TITLE INSURANCE & TRUST CO. NOV 25, 1947, 8 A.M.
COPIES #87. COMPARED, MAME B. BEATTY, COUNTY RECORDER, BY C. Dale 7/ DEPUTY
$1.80-5.M.

25736-279

RESOLUTION NO. 2153

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF AZUSA, ACCEPTING TAX DEED EXECUTED BY H. L. BYRAM, TAX COLLECTOR, COUNTY OF LOS ANGELES, PURSUANT TO THE PROVISIONS OF CHAPTER 8, PART 6, DIVISION 1 of THE REVENUE AND TAXATION CODE, CALIFORNIA.

THAT WHEREAS, certain proceedings were duly had and consummated by and between the City of Azusa and the County of Los Angeles pursuant to the provisions of Chapter 8, Part 6, Division 1 of the Revenue and Taxation Code, California; and

WHEREAS, pursuant to the provisions of said Revenue and Taxation Code and agreements entered into, H. L. Byram, Tax Collector of the County of Los Angeles, did, on the 28th day of October, 1947 duly and regularly execute and deliver to the City of Azusa tax deed to certain parcels of real property hereinafter described,

NOW, THEREFORE, the City Council of the City of Azusa does resolve as follows:

SECTION 1: That the following described tax deed conveying the property therein described to the City of Azusa, and which tax deed and the property is more particularly described as follows, to-wit:

Tax Deed executed by H. L. Byram, as Tax Collector of the County of Los Angeles, dated October 28th, 1947, conveying to the City of Azusa: Lot 35 of Block 20, in Azusa, as per Book 15, Pages 93 to 96 of Miscellaneous Records of Los Angeles County; Lot 194, in Tract No. 10660, as per Book 164, Pages 13-14 of Maps Records of Losangeles County;

be and the same is hereby accepted.

SECTION 2: That the City Clerk is hereby directed to cause a certified copy of this resolution to be attached to said deed and to cause said deed and resolution to be recorded in the County Recorder's Office. ADOPTED: This 17th day of November 1947.

RAYMOND J. LAMB, Mayor of the City of Azusa, California

ATTEST: M. A. HYNES,
City Clerk, Azusa, California

I, M. A. Hynes, City Clerk of the City of Azusa, Los Angeles County, California, do hereby certify that the attached is a true and correct copy of Resolution No. 2153 passed and adopted by the City Council of the City of Azusa at a regular meeting thereof held on the 17th day of November 1947.

(SEAL) M. A. Hynes, City Clerk of the City of Azusa, Calif.

TAX DEED

THIS INDENTURE, made the 28th day of October 1947 between H. L. Byram, as Tax Collector of the County of Los Angeles, State of California, first party, and the City of Azusa purchaser, second party,

WITNESSETH: That the real property hereinafter described was duly sold and conveyed to the State of California for the non-payment of taxes which had been legally levied and were a lien upon said property;

THAT said first party does hereby grant to said second party the hereinafter described real property situated in the County of Los Angeles, State of California; Lot 35 of Block 20, in Azusa, as per Book 15, Pages 93 to 96 of Miscellaneous Records of Los Angeles County.

Lot 194, in Tract No. 10660, as per Book 164, Pages 13-14 of Maps Records of Los Angeles County.

H. L. Byram, As Tax Collector of said County of Los Angeles

BOX16-0170

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)SS On this 28th day of October 1947, before me EARL LIPPOLD XXXX County Clerk, and ex-officio Clerk of theSuperior Court of the County of Los Angeles, State of California, personally appeared the within named H. L. HYRAM, known to me to be the Tax Collector of said County of Los Angeles, whose name is subscribed to the within instrument, and personally known by me to be the person who executed the within instrument and subscribed his name thereto as Tax Collector, and he duly acknowledged to me that he executed the same as such Tax Collector.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal, at my office, in the County of Los Angeles, the day and year first above written.

(SEAL) EARL LIPPOLD, XXXX
County Clerk and ex-officio Clerk of the
Superior Court
By F. R. Murphy, Deputy

#2752. Recorded at request of CITY CLERK'S OFFICE, AZUSA, CALIFORNIA, NOV 25, 1947, 12:31 P.M.
COPYIST #87. COMPARED, MAMIE R. BEATTY, COUNTY RECORDER, BY C. Dale 71 DEPUTY
$ Free-9.M.

OWNER'S NOTICE OF NON-RESPONSIBILITY

TO WHOM IT MAY CONCERN: NOTICE IS HEREBY GIVEN that the Department of Veterans Affairs of the State of California, successor to the Veterans Welfare Board of the State of California, is the owner in fee simple of that certain piece and parcel of land situated in the City of Los Angeles County of Los Angeles State of California, and more particularly described as follows:

The northerly one hundred thirty-five (135) feet of the Easterly fifteen and seventy-five hundredths (15.75) feet of Lot Two Hundred Eighty-seven (287) and the northerly one hundred thirty-five (135) feet of the Westerly twenty-nine and twenty-five hundredths (29.25) feet of Lot Two Hundred Eighty-six (286) of Sunny side, as per map recorded in Book 5, Pages 119 and 120 of Maps, records of said County. Known as: 548 W. 92 St. Los Angeles

That said property is being sold to PATTERSON, William D. and Lottie J. under the Contract of Purchase and Sale No. 17940. That this Notice is posted upon said real property by and under the direction of said owner.

That the undersigned has obtained knowledge of the construction, alteration, repair, work and/or labor, as mentioned in Chapter II of Title IV of Part XI of the Code of Civil Procedure of the State of California, on said property.

That ten days have not elapsed since the undersigned obtained such knowledge.

That the undersigned will not be responsible and hereby gives Owner's Notice of Non-Responsibility for the same and for any and every part thereof.

DEPARTMENT OF VETERANS AFFAIRS
Division of Farm and Home Purchases
of the State of California
By Russell House

Dated November 19, 1947

STATE OF CALIFORNIA, COUNTY OF LOS ANGELES)SS Russell House being first duly sworn, says: That he is a duly appointed, qualified and acting agent of the Department of Veterans Affairs of the State of California, Division of Farm and Home Purchases, successor to the Veterans' Welfare Board of the State of California, the owner of the property described in the foregoing notice; that he has read the foregoing notice, and knows the contents thereof, and that the facts stated therein are true of his own knowledge.

Russell House

Subscribed and sworn to before me this 19 day of November 1947
(SEAL) Florence Harrison, Notary Public in and for said County and State. My commission expires Nov. 26, 1950.

#2762. Recorded at request of DEPARTMENT OF VETERANS AFFAIRS, NOV 25, 1947, 12:31 P.M.
COPYIST #87. COMPARED, MAMIE R. BEATTY, COUNTY RECORDER, BY C. Dale 71 DEPUTY
$ Free-5.M.

STATE OF CALIFORNIA
CALIFORNIA EMPLOYMENT STABILIZATION COMMISSION
CERTIFICATE OF AMOUNT OF CONTRIBUTIONS, INTEREST AND PENALTIES DUE
(Filed Pursuant to Section 45.10 of the Unemployment Insurance Act)

STATE OF CALIFORNIA, COUNTY OF SACRAMENTO)SS Certificate No. 4827

THE CALIFORNIA EMPLOYMENT STABILIZATION COMMISSION hereby certifies that BARGE & TEASLEY FURNITURE MFG. INC. hereinafter referred to as the employer, is liable to the California Employment

For _____
RELEASE OF LIEN
28614

BOX16-0171

The property owned by Ernest J. Peterson and decedent, as joint tenants, is described as follows:

Lot 14, Kentland Square, County of Los Angeles, State of California, as per map recorded in Book 15, Page 128 of Maps, records of said County.

Lots 21 and "B", Shafer and Lanterman Tract, County of Los Angeles, State of California, as per map recorded in Book 8, page 93 of Maps, records of said County, excepting from said Lot "B" the easterly 50 feet thereof.

Lot 14, Block "C", Tract No. 5006, Sheets 1, 2, 3, and 4, as per Map recorded in Book 54, Pages 94 to 97, inclusive of Maps, in the office of the County Recorder of the County of Los Angeles, State of California.

The foregoing instrument is a correct copy of the original as the same appears of record

ATTEST JAN 5 1948 19—

(Seal) EARL LIPPOLD, County Clerk and Clerk of the Superior Court of the State of California, in and for the County of Los Angeles

By M. Lacayo, Deputy

#1650 Recorded at request of D. O. Watts JAN 7 1948 10:21 A.M.

Copyist #80. Compared. Mame B. Beatty, County Recorder

$1.70-5-GW By L. Schmitt Deputy

25733-165

P. J. TSCHARNER and JOHN F. BENDER
Attorneys for Plaintiff
704 South Spring Street
Los Angeles 14, California
VAndike 1431

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA
IN AND FOR THE COUNTY OF LOS ANGELES

CITY OF AZUSA, a municipal corporation, Plaintiff,) QA-13
vs.) No. 539425
JOSEPH SCHNEIDER, INA SCHNEIDER, et al., Defendants.) LIS PENDENS

NOTICE IS HEREBY GIVEN that an action has been commenced in the Superior Court of the above County and State by the above named plaintiff against the above named defendants, to quiet title to that certain parcel of property situate in the City of Azusa, County of Los Angeles, State of California, more particularly described as follows: Lot 194 of Tract No. 10660, as per map recorded in Book 164, Pages 13 and 14 of Maps, in the office of the County Recorder of said County, together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

REFERENCE IS MADE to the complaint on file for further particulars.

DATED: This JAN 15 1948 — day of January, 1948.

P. J. TSCHARNER and JOHN F. BENDER, Attorneys for Plaintiff
By John F. Bender

#2184 Recorded at request of John F. Bender JAN 15 1948 2:15 P.M.
Copyist #80. Compared. Mame B. Beatty, County Recorder
Free-3- By D. Lehow 10 Deputy

THIS DEED OF TRUST, Made this 3rd day of November, 1947, Between Hannah Katherine Reed Wells, a married woman and Mary Reed, a single woman, herein called TRUSTOR, whose address is—— (Street and Number),—— (City) ——(State), TITLE INSURANCE AND TRUST COMPANY, a California corporation, herein called TRUSTEE, and H.F.Bensfield and Esther Bensfield, his wife, as joint tenants, herein called BENEFICIARY:

For ASSIGNMENT See Bk. 34124 Pg. 203 Official Records

WITNESSETH: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH POWER OF SALE, that property in Los Angeles County, California, described as:

The North 50 feet of Lot 183, Tract 288 as per map recorded in Book 14, Page 162 and Page 163 of Maps in the office of the County Recorder of said County. EXCEPT the Easterly 164 feet thereof.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon BENEFICIARY to collect and apply such rents, issues and profits.

For the Purpose of Securing payment of the indebtedness evidenced by one promissory note substantially in the following form and performance of each agreement of Trustor herein contained. No. E142973

$1000.00 Inglewood, California, November 3, 1947

In installments as herein stated, for value received, I promise to pay to H.F.Bensfield and Esther Bensfield, his wife, as joint tenants, or order, at Inglewood, California, the sum of One Thousand and no/100 DOLLARS, with interest from date on unpaid principal at the rate of six per cent per annum; principal and interest payable in installments of Twenty and no/100 Dollars or more on the first day of each month, beginning on the first day of January, 1948. and continuing until said principal and interest have been paid. Each payment shall be credited first on interest then due and the remainder on principal; and interest shall thereupon cease upon the principal so credited. Should default be made in payment of any installment when due the whole sum of principal and interest shall become immediately due at the option of the holder of this note. Principal and interest payable in lawful money of the United States. If action be instituted on this note I promise to pay such sum as the Court may fix as attorney's fees. This note is secured by a DEED OF TRUST to TITLE INSURANCE AND TRUST COMPANY, a California corporation.

Hannah Katherine Reed Wells
Mary Reed

BOX16-0172

Book 28265 Page 190

RESOLUTION NO. 2256

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF AZUSA, CALIFORNIA, ACCEPTING DEED.

The City Council of the City of Azusa does resolve as follows:

SECTION 1: That the quitclaim deed heretofore executed by Joseph Schneider and Ina Schneider, son and mother, dated August 29, 1948, conveying to the City of Azusa all that certain real property in the City of Azusa, County of Los Angeles, State of California, and more particularly described as follows:

Lot 19 of Tract No. 10660, as per map recorded in Book 164 Pages 13 and 14 of Maps, in the office of the County Recorder of said County;

be and the same is hereby accepted.

SECTION 2: That the City Clerk is hereby authorized and directed to attach to said deed a certified copy of this resolution and said City Clerk is hereby further authorized and directed to cause said deed, together with said attached certified copy of said resolution to be recorded in the office of the County Recorder of Los Angeles County, California.

ADOPTED: This 7 day of September, 1948.

Mayor of the City of Azusa

ATTEST:

M. A. Hynes
City Clerk of the
City of Azusa, California.

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } ss.
CITY OF AZUSA

I, M. A. HYNES, City Clerk of the City of Azusa, hereby certify that the foregoing resolution was adopted by the Council of the City of Azusa, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on the 6 day of September, 1948.

That said resolution was adopted by the following vote, to-wit:

AYES: Councilmen - Nasser, Ortuno, Mommesheimer, Malone, Jumper

NOES: Councilmen - None

ABSENT: Councilmen - None

M. A. Hynes
City Clerk of the City of Azusa, California.

I, M. A. Hynes, City Clerk of the City of Azusa do hereby certify that the attached is a true and correct copy of Resolution No. 2256 passed and adopted by the City Council of the City of Azusa at a regular meeting thereof held on the 6th day of September, 1948.

M. A. Hynes, City Clerk, City of Azusa

Book 28265 Page 182 DO NOT CUT INTERNAL REVENUE STAMPS ON THIS SPACE

Quitclaim Deed

Consideration less than sum of $100.00. Affix I. R. S. 3

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

JOSEPH SCHNEIDER and INA SCHNEIDER, son and mother,

REMISE, RELEASE AND FOREVER QUITCLAIM to CITY OF AZUSA, a Municipal corporation, do hereby

the real property in the City of Azusa County of Los Angeles State of California, described as:

Lot 194 of Tract No. 10660, as per map recorded in Book 164 Pages 13 and 14 of Maps, in the office of the County Recorder of said County;

Dated: August 29, 1948

Joseph Schneider
Ina Schneider

STATE OF CALIFORNIA
COUNTY OF Los Angeles } SS.

On August 29, 1948 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joseph Schneider and Ina Schneider, son and mother,

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.

(Seal) Ethel Marshall
Notary Public in and for said County and State
My Commission Expires April 21, 1950

1952

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT No. 1952
RECORDED AT REQUEST OF
City Clerk - Azusa

SEP 17 1948
80 MIN PAST 11 A.M.

Book 28265 Page 180
OFFICIAL RECORDS
County of Los Angeles, California

Fee $ Free Follow
MAME B. BEATTY, County Recorder
By J. Pierce Deputy

FEE

Recorded and compared: MAME B. BEATTY, County Recorder, L. Connell

BOX16-0175

BK 28456 PAGE 124

234

When recorded please return this instrument to

Mr. and Mrs. John P. Thompson

7199 Hillcrest Drive

Los Angeles, Calif.

DOCUMENT No. 234
RECORDED AT REQUEST OF
TITLE INSURANCE & TRUST CO.
OCT 20 1948 AT 8 A.M.
BK 28456 PAGE 123
IN OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 1.80
MAME B. BEATTY, County Recorder
By _____ Deputy

180 12

Recorded and compared: MAME B. BEATTY, County Recorder, By _____ Deputy

Affix I. R. S. $ _____

Corporation Grant Deed

AZUSA FOOT-HILL CITRUS COMPANY

a corporation organized under the laws of the State of California, with its principal place of business at Azusa, California

in consideration of TEN AND NO/100 DOLLARS,

to it in hand paid, receipt of which is hereby acknowledged, does hereby grant to

OMART INVESTMENT COMPANY, LTD., a corporation

whose permanent address is _____

the real property in the City of Azusa

County of Los Angeles State of California, described as

Lots Numbers 12, 17, 18, 19, 30, 33, 39, 42, 43, 71, 87, 90, 92 114, 115, 116, 120, 138, 139, 142, 143, 149, 164, 167, 168, 172, 197 of Tract Number 10660 in the City of Azusa, County of Los Angeles, State of California, as per map recorded in Book 164, Pages 13 and 14 of Maps in the office of the County Recorder of said County, subject to the following:

All conditions, restrictions, reservations and rights-of-way now of record.

In Witness Whereof, said Corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Assistant Secretary thereunto duly authorized, this Eighteenth day of October, 1948

AZUSA FOOT-HILL CITRUS COMPANY

By _____ President

By _____ Assistant Secretary

BOX16-0176

BOOK 26456 PAGE 125

State of California

County of Los Angeles } ss.

On this 19th day of October, 1948, before me, Winona L. Cappell, a Notary Public in and for said County, personally appeared C. A. Griffith known to me to be the President, and Chas. Stewart known to me to be the Asst. Secretary of Azusa Foot-Hill Citrus Company

the corporation that executed the within and foregoing 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.

Winona L. Cappell

Notary Public in and for said County and State.
My commission expires Feb. 3, 1950.

Corporation Grant Deed

AZUSA FOOT-HILL CITRUS COMPANY

a corporation

TO

QUANT INVESTMENT COMPANY, LTD.

a corporation

Date: October 18 1948

TITLE INSURANCE AND TRUST COMPANY
LOS ANGELES

TITLE INSURANCE BUILDING

Instrument No. 2

Order No.

When recorded mail to
QUANT INVESTMENT CO., LTD.
1111 Foothill Blvd.
Azusa, California

SPACE FOR RECORDER'S USE ONLY

ORIGINAL No. 2
RECORDED AT REQUEST OF
Title Insurance and Trust Co.

OCT 20 1948
28 PAST 8 P.M.

OFFICIAL RECORDS
County of Los Angeles, California
Fees Paid
Mame B. Beatty, County Recorder

Recorded and compared: MAME B. BEATTY, County Recorder, By F. Joughin Deputy

BOX16-0177

BK. 29285 PAGE 210

PLACE INTERNAL REVENUE STAMPS IN THIS SPACE

Corporation Grant Deed

Affix I.R.S. $ 2.10

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

OMART INVESTMENT COMPANY, LTD.,

a corporation organized under the laws of the State of Nevada, does hereby

GRANT to ALBERT A. STAPLES and GLADYS E. STAPLES, husband and wife, as joint tenants,
1617 South Sixth St.
Alhambra, Calif.

the real property in the City of Azusa County of Los Angeles
State of California, described as:

Lot 197 of Tract 20660 as per map recorded in Book 164, Pages 13 and 14 of Maps, in the office of the County Recorder of said County.

SUBJECT TO: (1) Taxes for the fiscal year 1949-1950 a lien not yet payable.

(2) Covenants, conditions, restrictions, reservations, easements, rights and/or rights of way of record.

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary thereunto duly authorized.

Dated: January 29, 1949

OMART INVESTMENT COMPANY, LTD.

By President

By Secretary

STATE OF CALIFORNIA
COUNTY OF Los Angeles } SS

On January 29, 1949 before me, the undersigned, a Notary Public in and for said County and State, personally appeared M. Penn Phillips

known to me to be the President, and Arthur A. Miller

known to me to be the Secretary of 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

(Seal) Patricia Lee
Notary Public in and for said County and State

My Commission Expires Apr. 11, 1949

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT No.
RECORDED AT REQUEST OF
Omart Investment Co., Ltd

JAN 31 1949
35 MIN. PAST 1 P.M.
BK. 29285 PAGE 210
IN OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 1.00 Folios
MAME B. BEATTY, County Recorder
By Deputy

1810

Recorded and compared: MAME B. BEATTY, County Recorder, By Deputy

BOX16-0178

BOOK 31030 PAGE 264

PLACE INTERNAL REVENUE STAMPS ON THIS SPACE

Corporation Grant Deed

Affix U.S. $1.10

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

OMART INVESTMENT COMPANY, LTD.,

a corporation organized under the laws of the State of Nevada, does hereby

GRANT to

EDWARD J. HUNTER AND ELEANOR HUNTER, husband and wife, as Joint Tenants, of 721 West Santa Anita, San Gabriel, California

the real property in the City of Azusa County of Los Angeles State of California, described as:

Lots One-hundred-Fifteen (115) and One-Hundred-Sixteen (116) in Tract No. 10660, in the City of Azusa, Los Angeles County, California, as per map recorded in Book 164, Page 14 of maps in the Office of the County Recorder of said County.

SUBJECT TO: (1) All taxes or assessments and installments thereof now a lien or thereafter coming due.

(2) Covenants, conditions, restrictions, reservations, easements, rights and/or rights of way of record affecting said property.

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its President and Secretary thereunto duly authorized.

Dated: September 16, 1949

OMART INVESTMENT COMPANY, LTD.

By President

By Secretary

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } SS.

On September 16, 1949 before me, the undersigned, a Notary Public in and for said County and State, personally appeared M. Penn Phillips known to me to be the President, and Arthur W. Miller known to me to be the Secretary of 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.

Notary Public in and for said State

My Commission Expires March 31, 1953

SPACE BELOW FOR RECORDER'S USE ONLY

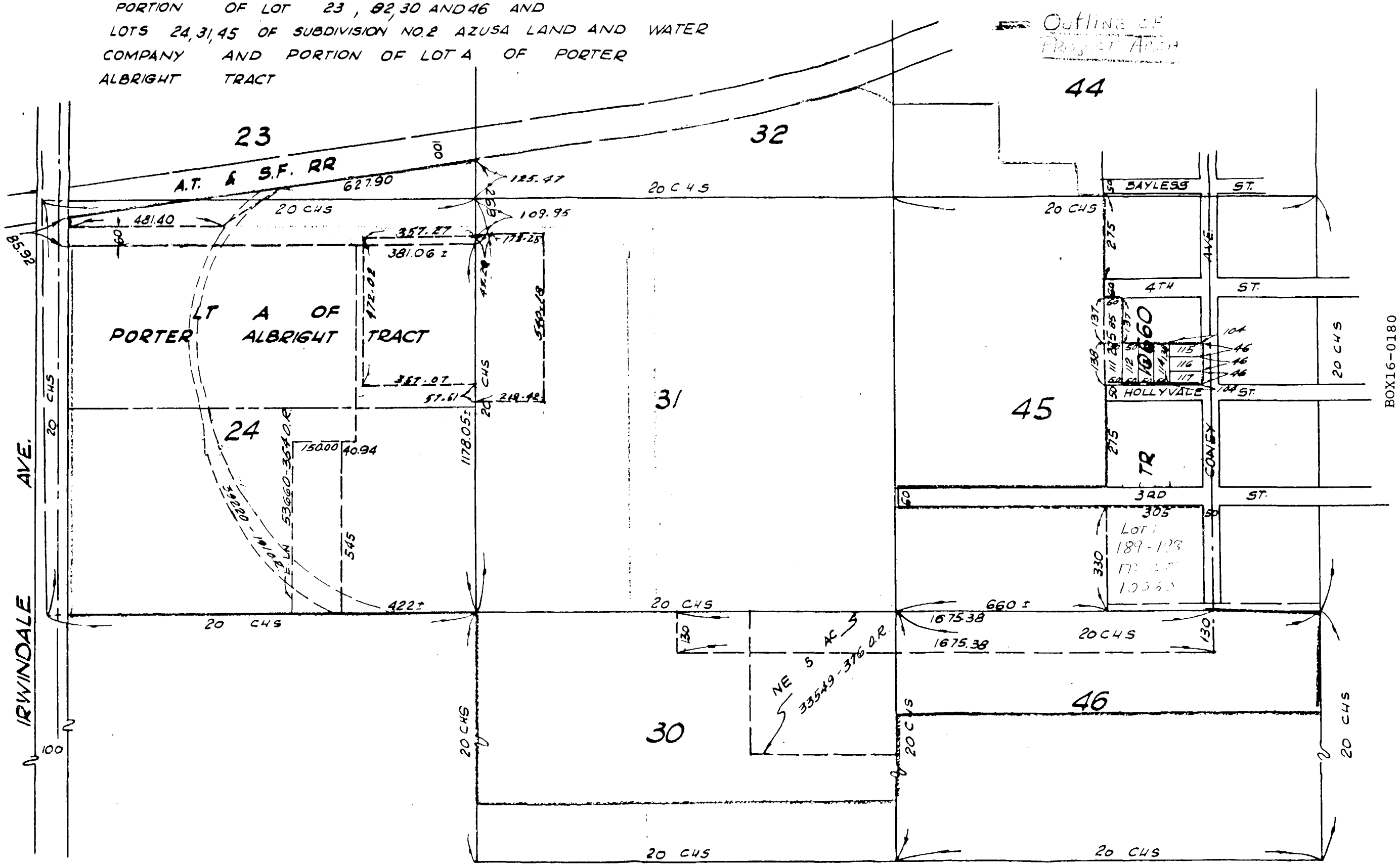
DOCUMENT No. 2700
RECORDED AT REQUEST OF Omart Investment Co Ltd
SEP 19 1949
58 MIN. PAST 8 P.M.
BOOK 31030 PAGE 264
IN OFFICIAL RECORDS
County of Los Angeles, California
Fee $ 1.80 Folios
MAME B. BEATTY, County Recorder
By E. S. Means Deputy

Recorded and compared: MAME B. BEATTY, Grant, recorder, E. S. Means

BOX16-0179

NID
1614

PORTION OF LOT 23, 32, 30 AND 46 AND LOTS 24, 31, 45 OF SUBDIVISION NO. 2 AZUSA LAND AND WATER COMPANY AND PORTION OF LOT A OF PORTER ALBRIGHT TRACT



THIS IS NOT A SURVEY OF THE LAND BUT IS COMPILED FOR INFORMATION ONLY FROM DATA SHOWN BY OFFICIAL RECORDS

BOX16-0180

Attachment to Peter R. Taft
Letter of July 23, 1997
Re Baldwin Park Operable Unit

1943 & 1945 Histories of Army Ordinance

Box 156 Part I, Entry 146,
Box A 581
Part III Business Histories
of Ordnance Installations and
Activities 1940-45
San Francisco Regional Office
Vol. II, 31 March 1943

Part IV Sub-Office Administration Division
Chapter 1 Los Angeles Ordnance Region
Section I Administration

Rec'd 23 Sept. 1943

INDEX

[illegible] for a facilities contract.

In October, 1942, the Production Control Section started inquiries to find out why the firm was not producing in accordance with [illegible] schedules. The findings as to operating conditions were surprising.

Because of the owner's unwillingness to delegate authority and responsibility, there existed no planning department, no material control, [illegible] production control.

There were no shop gages, and the jigs and fixtures were not properly designed for precision work. This was responsible for rejection [illegible] 2 to 70 percent on the part of the company inspectors, and an average of 50 percent on the part of the Ordnance inspectors.

The Production Control Section secured the loan of qualified tool designers from General Motors Corporation, and they designed and built highly successful fixtures.

A management organization was suggested to the company, and a production control system was prepared. The company promised acceptance of the recommendations, but did not consistently follow them.[1]

(c) Kinner Motors, Inc. Prior to cancellation of its contract, Kinner Motors, Inc., Glendale, California, was given assistance by the Production Control Section that was similar to that given Kobe, Inc

(d) Day and Night Manufacturing Company. Plant survey was made of Day and Night Manufacturing Company, Monrovia, California, January 15, 1943, to determine why the facility was not meeting their production schedule. Schedule called for 2,990 Photo Flash Bombs in

until completion of contract.

After preliminary survey it was evident that scheduled production for January could not be met, and a revised plan for production was made projecting a production of 500 bombs. In order to determine what future production could be expected from the facility, a time study of operations was made. Assembly of bombs at the Pyrotechnic Division was carried on at five different stations, stationed several hundred feet apart. Pyrotechnic restrictions permitted only 100 pounds of powder, or enough for four bombs, to be at each station at one time. Operations at the different stations were varied from 8 to 20 minutes. Flow of production was governed by movement of material by trucks between stations. In order to synchronize movement of material from one station to another without delays, it was necessary to have the assembly time at each station the same. After time study and charting of operations, suggestions were made to management as to how assembly time could be reduced at the stations requiring the longest time. The facility accepted the recommendations, and made the necessary changes, insuring a continuous movement and steady flow of production. Facility's new set-up was capable of a production of 6,000 bombs a month.

(e) Washington-Eljer Company. Production follow-up was made February 12, 1943 at Washington-Eljer Company. The facility was scheduled for a production of 250 Tank Pads, T-52, in September; 7500 in October; 12,180 in November; 14,720 in December, 1942; 14,720 in January; and 14,720 in February, 1943. As of February 12, 1943, the facility had cast 17 test heats of pads with none acceptable to the Ordnance Depart-

5

3. Aircraft, Inc., Santa Monica, California.

Aircraft, Inc., completed manufacturing in March in accordance with instructions. Shell with bourrelet .002 under, and good shell in addition to amount on their termination schedule, on which special permission was given them to submit, were processed, and final shipment made on March 24, 1943. Government inspectors were withdrawn from the plant.

4. Day & Night Manufacturing Company, Monrovia, Calif.

Contract W-883-Ord-2701 for Bomb, Photoflash, M46.

5,500 units were completed for March, 1943. The production was curtailed by the Planning Sheets to 5000 units for March, and 4000 units for April, but this office understands that a request was made by San Francisco Ordnance District to permit said facility to manufacture 6000 units for April.

A suggestion was made by this office to substitute plastic material for steel in the manufacture of the adapter ring used in the nose of the bomb. This suggestion was approved. Assistance was given by this office to arrange for the manufacture of these plastic adapter rings, and for a die owned by the War Department to be used on the manufacture of this ring. It was estimated that it would cost approximately $500. for the alteration of the die, but the cost by using plastic is a great deal less, therefore, the cost of the die could be absorbed. It is expected that much critical steel will be saved by this substitution.

RG 156 Part I, Entry 646,
Box A581
Post WW I Divisions. Histories
of Ordnance Installations and
Activities 1940-45
San Francisco Regional Office
Vol. III, 30 June 1943

SAN FRANSISCO ORDNANCE DISTRICT
LOS ANGELES REGIONAL OFFICE
(Original)

Volume III

History

From 1 April to 30 June 1943

(g) During the final two weeks of the month, production fluctuated between 1,000 and 1,500 boxes per 10-hour day. Approximately 350 boxes were produced by the four-hour night shift.

(h) It was announced that the night shift was to be augmented, so that it might effectively compete with the day shift, as soon as the necessary personnel could be hired. The personnel of the four-hour night shift was recruited from office help and day shift workers who were willing to work an extra four hours as a contribution to the war effort.

(10) Day & Night Mfg. Co., Monrovia, Calif. This facility was forced to curtail production during May on Contract W-883-Ord-2701 for Photoflash Bomb, M46 due to shortage of flashpowder charge. The flashcharge, which was allocated by the Office of the Chief of Ordnance, was Potassium Perchlorate. Permission was obtained to borrow 7,000 pounds of this flashcharge from Aero-Jet Corporation.

(a) An unfortunate accident occurred in May, whereby two employees of the facility and a War Department employee lost their lives in an explosion of waste material as it was being disposed of in a rock quarry adjacent to the facility's property. No order for this disposal had been issued by the Production Division, and the method and quantity involved were in violation of established procedure. Necessary steps were taken to prevent a recurrence of the tragedy.

(b) Due to a shortage of Barium Nitrate, the facility was forced to close its pyrotechnic plant for 12 days in June. This material was allocated by the Office of the Chief of Ordnance, and

that Office was notified of the impending shortage and probable shutdown of the plant on May 10, 1943.

The Office of the Chief of Ordnance gave permission to procure from Chemurgic Corporation 20,000 pounds of Barium Nitrate. However, this material had a metal content in excess of the maximum allowable under Specifications 50-11-20B. It was blended with 50,000 pounds received from Toledo, Ohio, which, fortunately, had a low metal content. Authority for blending was granted by the Office of the Chief of Ordnance on May 26, 1943.

(11) Mission Water Heater Company. This facility's production models were inspected at the plant by two representatives of the Frankford Arsenal. It was found that contrary to the preconceived idea of the Arsenal's representatives, the models were in accordance with contract specifications and drawings, and satisfactory from that standpoint.

(12) O'Keefe & Merritt Company. Difficulty was encountered by this facility in attempting to get allocations of materials and in placing the orders. This was due to the fact that the allocations originally applied for were received at a time when practically all mill schedules for the third quarter had been completely filled. When the contract was increased, it heightened the difficulty.

RG 156, Army Ordnance, Part I, Entry 646
Box A582 S.F. Ord. Dis., L.A. Reg. Of.
Vol. IV, 30 Sep 1943

SAN FRANSISCO ORDNANCE DISTRICT
LOS ANGELES REGIONAL OFFICE
(Original)

Volume IV

History

From 1 July to 30 September 1943

RG 156, Army Ordnance, Part I, Entry 646
Box A582 S.F. Ord. Dis., L.A. Reg. Of
Vol.

RESTRICTED C.B.No.15-61-OX-00

Division IV Regional Offices (Formerly Sub-Office Administration Division)
Section 1 Los Angeles Regional Office
Chapter I Administration (July through September 30, 1943)

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securing delivery of metal components delayed production. A partial shipment of containers was received on July 24, 1943. At that time 10,000 canopies had been completed, and rigging to metal adapters was started, continuing at a retarded schedule pending delivery of more containers.

a. The facility was in full production by the end of August, deliveries of metal component parts having been satisfactory.

b. Although only scheduled to produce 5,000 units for September, this facility actually doubled that production, producing as many as 1,000 parachutes a day.

(1) The contractor announced that he was able to produce 80,000 chutes a month, predicated upon receipt of adequate shipments of raw material.

12. Cotton Products Corp., Los Angeles, Calif., Contract W-883-Ord-3079, for 450,000 pounds of Wiping Cloth @ $0.15½ -- total value of contract $69,750. This facility shipped the 75,000 pounds scheduled for August, 1943, and was scheduled to ship 150,000 pounds in September. The September schedule was completed with the final shipment of 150,000 pounds of wiping cloths on September 28, 1943.

13. Day & Night Mfg. Co., Monrovia, Calif., Contract W-883-Ord-2701 Bomb, Photoflash, T13, M46 Barium Nitrate & Allotment -- 50,000 Bombs and 70,000 pounds of Nitrate. Total value of contract $611,335.38.

a. In July, 1943, production was curtailed due to lack of Government Issued Barium Nitrate.

(1) On July 12, 1943, the facility was forced to stop production altogether.

(2) A carload of Barium Nitrate was received on July 15, 1943, which permitted resumption of a limited production schedule.

b. In August, 1943, the facility obtained sufficient material for several months' production, but the Barium Nitrate received did not meet the granulation requirements.

(1) The contractor was notified that a grinding machine would be shipped to his plant on Government contract to remedy this granulation difficulty.

c. In September the facility was in full production; but a load of steel was tied up in the Pacific Electric Freight Yards by a transportation workers' strike and due to lack of steel for bomb bodies production curtailment was forced on the facility.

d. On August 21, 1943, the Day & Night Mfg. Co. was awarded a new contract (W-04-200-Ord-11) for 195,000 Ground Signals. Construction of the necessary buildings and purchase of the necessary equipment commenced at once. The contract schedule called for production to start in October, 1943, with production of 35,000 signals that month.

14. Electrical Engineering & Mfg. Co., Los Angeles, Calif., Contract W-741-Ord-18168 for 1,017 Electrical Motors. Unit Price $40. Total Value of contract $40,680. This facility had all material required to produce the 250 motors scheduled for September, 1943,

R E S T R I C T E D

Historical Report C. B. No. 15-61-GX-OC

SAN FRANCISCO ORDNANCE DISTRICT

LOS ANGELES REGIONAL OFFICE

1 October 1943 - 31 December 1943

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Vol. V, 31 Dec 1943

13,000 during October in spite of its intermittent shutdowns.

3. Day & Night Mfg. Company, W-883-Ord-2701, for the manufacture of Bomb, Photoflash, M46, was scheduled to produce 6,000 units for the month of October. The Office of the Chief of Ordnance notified Mr. Donald Colvin, Manager of Day & Night, that an amendment would be issued to its present contract for an additional 3,500 units. It was instructed, further, that the entire contract, together with its amendments, must be completed by the 15th of December in order that proper ballistic tests can be made so that the contract could be cleaned up by the 31st of December. The schedule was then set for 7,500 units for October, and this schedule was met.

a. Day & Night Mfg. Company, W-04-200-Ord-11, for 135,000 Signal, Ground, Amber Star, Parachute, M21A1, has completed its construction of the necessary buildings and is busily installing its equipment. It is expected that the facility will be in production sometime around the 10th of November. The reason it will not be able to produce until that date is because its sub-contractors have, to date, been unable to fulfil its purchase orders. Upon investigation it was found that Day & Night was the last contractor to receive the official notice that its contract was in force. This facility, therefore, when placing its purchase orders, was at a disadvantage by being at the bottom of the list.

4. General Water Heater Corporation, W-883-Ord-2851, for the manufacture of Box, Ammunition, Cal. .50 M2, was scheduled to produce 60,000 units during October by the Small Arms Branch. This

will be completed for November. The contractor requested that it be permitted to purchase two new 103 Grant Spinning Machines which were to be used in crimping the closing discs into the rear end of the shell. This office, however, turned down the request, and obtained the equipment from the list of available Government owned equipment, thereby making the necessary arrangements for leasing said machines.

2. Cole of California, Inc., W-883-Ord-2941, for the manufacture of Parachute Units for Bomb, Fragmentation, M72, was scheduled to produce 12,000 parachute units during November. Sufficient material was on hand to enable them to produce the above amount. Facility was notified by this office that it must keep its cut material in accordance with regular scheduled production, and that it would be held responsible for any excessive cut material it may have on hand. Although many requests were made for the necessary sprinkler system for the protection of Government owned material, each one of the requests was denied by the W.P.B. Office in Washington. This denial was based upon the fact that installation of the sprinkler system would only be permitted in plants on critical war items.

3. Day & Night Mfg. Company, W-883-Ord-2701, for the manufacture of Bomb, Photoflash, M46, was scheduled to produce 3,500 units during the month of November. During this month, this office advised facility to shut down its mixing operations for several days due to the low humidity which was below the safety factor. Facility will complete its contract sometime in the middle of

December, and unless a new contract for a similar item is received, the entire plant will be shut down. This would result in the loss of competent, trained men. No difficulties are anticipated by this office between now and the completion of this contract.

4. Day & Night Mfg. Company, W-04-200-Ord-11, for 195,000 Signal, Ground, Amber Star, Parachute, M21A1, completed the installation of its equipment. 30 Signals were completed for its ballistics, which were forwarded to Jefferson Proving Ground. The facility was notified, however, that the ballistic test was not successful. No production will be expected from this facility for the month of November.

5. General Water Heater Corporation, W-883-Ord-2851, for the manufacture of Box, Ammunition, Cal. .50 M2, was scheduled to produce 55,000 units during the month of November. It did not produce any units during the first 10 days of November. On the 10th day of November, the facility completed the installation of its new submerging test tank which was mandatory in its new method of testing its completed units. Upon the installation of this tank, the facility immediately went into production, and will produce approximately 50,000 units for November, in spite of the delays it suffered due to the mandatory changes it received. On 26 November 1943, it was again notified that a new mandatory change was in effect. This change makes it necessary for the facility to over-produce sufficient number of covers in order for it to stop its press long enough to alter the cover dies.

The latest District office organizational charts indicate that the Regional Offices are under the Industrial Division of San Francisco Ordnance District. Because this office is in a lower echelon of the Industrial Division, San Francisco Ordnance District, the Production Division nomenclature was changed to Production Branch, Los Angeles Regional Office.

Ammunition Branch

1. Automatic Screw Machine Company. W-883-Ord-3072, Projectile Ball, 20MM, Hispano Gun. This office received authorization to accept 240,000 Projectiles for December. Facility received the Grant Noiseless Spinning Machine, Model 103, for fastening closing discs in rear of shell. This machine was transferred from Detroit Ordnance District, and leased to above company.

2. Cole of California, Inc. W-883-Ord-2941, Parachute Units for Bomb, Fragmentation, M72. Facility was scheduled to produce 13,000 units for December, but due to lack of metal containers, it was unable to pack the parachute units into said containers. The reason for the shortage of containers is that it received several shipments from General Metals, but was unable to use these containers since the paint did not meet the specifications.

3. Day & Night Mfg. Company. W-883-Ord-2701, Bomb, Photoflash, M46. Company was scheduled to produce 5,846 units for December, which completed its contract. Its production was curtailed for approximately 10 days due to lack of arming wire assemblies. This is a Government Issued item, and although several

requests had been made by this office, the arming wire assemblies were not shipped until the facility was shut down.

4. Day & Night Mfg. Company. W-04-200-Ord-11, 195,000 Signal, Ground, M21A1. Facility was scheduled to produce 35,000 signals for December. Its production was held up due to ballistic failures and lack of stabilizing parts. On 27 December 1943, it finally received approval on its ballistics, and production commenced. Approximately 1,500 signals were produced, and production again was stopped until these units, representing the initial production lot, are accepted. This office further notified Day & Night Mfg. Company that it must submit a new production schedule for this contract.

5. General Water Heater Corporation. W-883-Ord-2851, Box, Ammunition, Cal. .50 M2. The production of the facility was cut down to 40,000 units for December. This production has been met. It received permission from the Chief of Ordnance through SFD to sell approximately 50,000 rejected boxes.

6. The Lippey Company. W-04-200-Ord-125, Rayon Cordage - Type "A", 160,000 lbs. Lippey was given a contract for 32,000 lbs. per month, and was curtailed to 15,000 lbs. per month. Its total production will be assigned to Cole of California.

7. Norris Stamping & Mfg. Company. W-883-Ord-2629, Case Cartridge, 3" MKII M2B1 Steel. Approximately 300,000 cases were produced for December, and it is expected that approximately 350,000 cases will be produced for January 1944.

8. Norris Stamping & Mfg. Company. W-883-Ord-2778, Cartridge

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Vol. VIII, March 1945

R E S T R I C T E D

Historical Report C. B. No. 15-61-GX-OC

SAN FRANCISCO ORDNANCE DISTRICT

Regional Office Administration

LOS ANGELES REGIONAL OFFICE

1 January 1945 - 31 March 1945

FORMAT

tract, dated 24 June 1944, was partially terminated on 3 January 1945, by deletion from spare parts of 31 cover assemblies from each of 39 sets not shipped at time of termination. Value of items cancelled was estimated to be approximately $6000. Negotiations were started for settlement of claims by the contractor against the Government, caused by this termination.

b. During February, three complete and six partial terminations were authorized. The total value of seven of the nine, amounted to $1,503,654.36. One was approximately $944,994 and one could not be determined because of authorization to complete by 31 March 1945, all work in process.

(1) Contract (W-04-200-Ord-865) with Cooper Screw Manufacturing Co., Alhambra, Calif. Contract was dated 8 January 1945, and called for 2000 bolts at a cost of $33.60. It was completely terminated 19 February 1945, because of a change in requirements. Termination was accomplished at no cost to the Government.

(2) Contract (W-04-200-Ord-735) with Day & Night Flare Corp., Azusa, Calif. This contract, dated 16 November 1944, called for 60,000 Signals, Ground, Cluster, M52A1. On 15 December 1944, an addition was made of 40,000 signals, and 30,000 more on 9 February,

1945. Total cost was $253,500. Complete termination as of 28 February 1945, cancelled 82,876 items valued at $161,608.20. Negotiations were started for settlement of claims by the contractor against the Government, caused by this termination.

(3) Contract (W-04-200-Ord-733) with U. S. Flare Corp., San Fernando, Calif. This contract, dated 8 January 1945, was for 90,000 Signals, Ground, Red Star, Parachute M51A1, at a total cost of $216,270. It was completely terminated as of midnight 28 February 1945, except that items in process were to be completed within 30 days thereafter. Value could not be determined, therefore, until after 31 March.

(4) Contract (W-04-200-Ord-725) with U.S. Flare Corp. This contract, dated 30 December 1944, together with a supplementary order, dated 20 January 1945, was for 250,000 Signals, Aircraft, AN-M58A1 at a cost of $177,100. On 22 February 1945, partial termination was effective which cancelled 82,960 items valued at $58,768.86.

(5) Contract (W-04-200-Ord-781) with U.S. Flare Corp. This contract, dated 31 January 1945, called for 650,000 Signals, Aircraft AN-M37A1, plus a supplementary order, dated 10 February 1945, for 260,000

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Vol. IX, June 1945

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Historical Report

C. B. No. 15-61-GX-OC

AUG 10 1945

SAN FRANCISCO ORDNANCE DISTRICT

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1 April 1945 - 30 June 1945

at Golden State's plant, it was still mandatory, for the protection of the plant and the City of Redondo Beach, that adequate plant protection equipment be installed. After considerable discussion between the Ordnance Department and Golden State, a supplement was finally written to their contract near the end of May 1945, granting funds for a water system for fire protection, electric lights in the powder magazine area, and fencing of the powder magazines. Erection of these facilities was immediately commenced. Said T. H. Trask, production engineer, "It is truly regrettable that production activities have been carried on at this plant for four months without the benefit of suitable equipment for plant security."

b. During E. A. Knott's last previous visit to Los Angeles he surveyed plant safety at Day and Night Flare Corp. Knott was particularly concerned about hand mixing and blending of flare compositions but he did not insist on a change to mechanical blending because it was understood that oxidizing agents used were fairly stable and that no potassium perchlorate was being used. On 19 May, Trask advised Knott on the telephone that two of the compositions being made by Day and Night contained 25 and 50 percent potassium perchlorate, and that these

compositions were being screened through a fine mesh copper screen several times after all ingredients of the flare compositions had been mixed. Knott immediately wrote a letter to Day and Night advising them of the seriousness of such a practice and requesting that Day and Night give consideration to other means of blending powder.

c. On 24 May, LARO was advised by a teletype from the Security Branch, SFOD, that N. V. Kipping of the Regional Division, Ministry of Production, a British National, intended to visit the Joshua Hendy Iron Works at Torrance on 28 and 29 May. The wire stated that the Ordnance Department had no objection to this visit. LARO advised Mr. Freshman, plant manager at Joshua Hendy, of the possible visit. Freshman indicated that Joshua Hendy would be glad to receive the gentleman but had previously heard nothing about the contemplated visit.

d. Under authority of Office Order No. 17-45, dated 24 May 1945 and issued by Major W. A. Gish, Officer-in-Charge of the Los Angeles Regional Office, Tallman H. Trask, Jr., was appointed Security Representative to replace Capt. W. A. Cole, Security Officer, who had been transferred to San Francisco. The order stated: "the primary responsibility of this assignment is to

mately 20 July.

e. A letter was received from the Security Branch of the District Office (file SFD 004.4), dated 21 June 1945, concerning blending of pyrotechnic composition at Day & Night Flare Corp. The letter inclosed a statement from the Safety and Security Division, OCO, Chicago, to the effect that pyrotechnic composition could be satisfactorily blended mechanically, that hand blending was excessively hazardous to operators, and that five other pyrotechnic manufacturers were successfully using mechanicle blending. It was suggested that LARO discuss this matter with Day & Night. Said T. H. Trask: "It is understood now that Day & Night Flare is investigating the possibility of using mechanical blenders. The blending operation at Day & Night as handled at present is very hazardous to the blender, and, in the event of a fire, considerable quantities of powder and the blending building would undoubtedly be destroyed. At U. S. Flare Corp. hand blending is also practiced. However, more elaborate precautions have been made there to prevent injury and spread of fire. Day & Night's ground signal contracts have now been terminated and their one remaining contract, the Aircraft Signal, M43A1, uses a hazardous blend containing 25 percent potassium perchlorate."

f. On 16 June, A. B. Warner, resident inspector of Ordnance at Day & Night Flare Corp. wrote a memorandum to the Security Branch, SFOD, requesting permission for Day & Night Flare to hold a visitors' day on 3 July. It was stipulated that no mixing operations would be carried out while visitors were in the plant, nor would admittance be permitted to magazines or areas where powder mixing or drying operations were performed. E. A. Knott indorsed Warner's memorandum back on 25 June approving the visit to portions of the plant which would be shut down. Knott stipulated that visitors were to be conducted only under supervision of guards and that no more than 50 visitors were to be in the plant at one time. No smoking regulations were to be strictly enforced.

(1) Requests were received during June from Security Branch, SFOD, for clearance of the following visitors to plants in the Los Angeles area: Cpl. E. J. Schrillo to the LARO Gage Laboratory; H. A. Flint of the British Air Commission to P & F Mfg. Co.; V. P. Gorbatsevich of the Soviet Purchasing Commission to Pomona Pump Division of Fairbanks Morse Co., to Peerless Pump Division of Food Machinery Corp., and to Byron Jackson Co.; Lt. J. A. Scobie of the Maintenance Division

200-Ord-1205) dated 24 May 1945, for Box Wrenches was partially terminated 25 June 1945 because of change in requirements. The amount cancelled was 845 items valued at $1,147.

(18) Cooper Screw Mfg. Co. contract (W-04-200-Ord-1014) dated 26 March 1945, for various bolts, was partially terminated effective 25 June 1945 because of change in requirements. Termination cancelled 2,003 items valued at $55.

(19) Cooper screw Mfg. Co. contract (W-04-200-Ord-728) dated 30 November 1944, for various bolts costing $134,496, was partially terminated 26 June. This cancelled 164,391 bolts valued at $22,647.

(20) Cooper Screw Mfg. Co. contract (W-04-200-Ord-710) dated 4 November 1944, for 101,000 bolts costing $9,084, was partially terminated 27 June. Termination cancelled 25,000 bolts valued at $1,687.

(21) Cooper Screw Mfg. Co. contract (W-04-200-Ord-1066) dated 28 March 1945, for various cap screws costing $68,546 was partially terminated 27 June. The quantity cancelled was 298,200 cap screws valued at $3,203.

(22) Day & Night Flare Corp. contract (W-04-200-Ord-608) dated 1 September 1944, for 90,000

Signals, Parachute, Ground AN-M18A1, supplemented to 120,000 items costing $251,503, was completely terminated effective 1 July 1945. The estimated value of the cancellation was approximately $7,500.

(23) Clayton Mfg. Co. contract (W-04-200-Ord-1062) dated 24 March 1945, for 378 Volute Burners, supplemented to 659 items costing $8,310, was completely terminated 21 June 1945, thereby cancelling 659 items valued at $8,310.

(24) Cooper Screw Mfg. Co. contract (W-04-200-Ord-862) dated 8 January 1945, for various bolts costing $22,388.50, was partially terminated 29 June 1945. The number of bolts cancelled thereby was 6,635 valued at $341.

(25) Payne Furnace & Supply Co. contract (W-04-200-Ord-1073) dated 28 March 1945, for 300,000 Containers, Ammunition M140A1, was completely terminated 30 June 1945. No containers had been furnished under this contract. Value of the contract and of cancelled items was $915,000.

(26) K-W Mfg. Co. contract (W-04-200-Ord-448) dated 6 July 1944, for 3,432,805 Clay Targets, was completely terminated effective 30 June. Approximately 700,000 items valued at $5,691 were cancelled.

terminations were combined.

(5) Golden State Fireworks Mfg. Co. contract (W-04-200-Ord-874) for Spotting Charge M1A1. Termination, effective 16 May 1945, was valued at $1,038,404. Due to complete termination 27 June 1945, effective 1 August 1945, the two terminations were combined for purpose of contractor's claim.

(6) Day & Night Flare Corp. contract (W-04-200-Ord-735) for Signal, Ground, Cluster M52A1. Termination was effective 1 March 1945; value of items cancelled, $161,608; amount of claim, $8,080 which was reduced by negotiation and disposal of inventory to $6,134.

(7) U. S. Steel Products Co. contract (W-04-200-Ord-558) for Practice Bombs M38A2. Termination was effective 1 April 1945; value of cancelled items, $968,317; amount of claim, $151,625 without disposal credits, which was agreed by negotiation to be reduced to $120,809.

(8) Pacific Fabricating Co. contract (W-04-200-Ord-881) for cycles of pre-replenishment parts of cargo trailers was terminated 14 May 1945. Value of termination was $31,159. By negotiation, settlement was made at no cost to the Government.

(4) Clarke Aero-Hydraulics, Inc. contract (W-04-200-Ord-741) for 600,000 Fuze Bomb Nose M163. The schedule on this contract called for delivery of 10,000 fuzes for the month of June. This was met and accepted, but not without difficulty. A breakdown of an air compressor affected their production, but they were able to lease a 25 H.P. compressor which gave them the necessary air capacity required to keep their production line in operation pending receipt of a 30 H.P. compressor which the company had requisitioned. Necessary steps were also taken during the month to secure early delivery of lift trucks and Hannifin presses, likewise badly needed by the company.

(5) Clary Multiplier Corp. contract (W-04-200-Ord-578) for 1,587,100 Fin Assemblies for 81mm Mortar Shell. Against a production schedule of 150,000 units, this contractor produced 150,000. Said C. R. Hill: "This company deserves special commendation on its performance and excellence in workmanship."

(6) Day & Night Flare Corp. contract (W-04-200-Ord-608) for 120,000 Signal, Ground, AN-M18A1 White Star Cluster. The contract schedule called for 15,000 units to be produced in June; actually 14,760 units were proof-accepted. The plant acceptance was

16,290. This contract, on which no difficulties were encountered, was terminated with the provision that no further plant acceptance would be made after 30 June.

(7) Day & Night Flare Corp. contract (W-04-200-Ord-736) for 60,000 Signal, Ground AN-M21A1 Amber Star Parachute. The proof-acceptance schedule for June was 8,399. Actual proof-acceptance was 13,320, and the plant acceptance was 7,260. The contract schedule and the original planning sheet schedule for the month was approximately 10,000 units. Inasmuch as this was the final month in which production was authorized, the contractor elected to take advantage of the 10 percent variation clause in Supplement No. 5 of his contract. Since the contract did not allow acceptance of this material in July, the Inspection Branch plant accepted this item for June. Ballistic tests were made and the signals were found satisfactory.

(8) Day & Night Flare Corp. contract (W-04-200-Ord-1204) for 780,000 Signal, Aircraft, M43A1 Single Red Star. The production schedule for June was for 20,000 proof-acceptance, whereas actual proof-acceptance was for 21,840 items. Considerable difficulty was encountered in the early part of the month in obtaining materials, particularly star cups and discs, for this

contract. Through the efforts of IARO the difficulty was overcome. By canvassing various companies, a source of supply for these items was found at Bridgeport Metals Co., Bridgeport, Conn., and arrangements were completed by the contractor to secure enough to last well into August production. Much difficulty was also experienced in securing the proper visibility for proof-firing the production lots on this contract.

(9) Domestic Manufacturing Co. contract (W-04-200-Ord-475) for 1,422,300 M21A4 Boosters. This contractor met his production schedule of 100,000 boosters without any difficulty as he was required to have a stand-by capacity of 200,000 boosters per month.

(10) Golden State Fireworks Mfg. Co. contract (W-04-200-Ord-874) for 361,250 Spotting Charge Assembly M1A1. Against a production schedule of 30,000 assemblies, 33,000 were produced without encountering any difficulties. This contractor received notice of termination effective after delivery of a total of 361,250 assemblies, or 31 July 1945, whichever occurred first. All equipment under the Government's facilities portion of the contract was installed during the month, in compliance with the security and fire protection clauses of the contract.

R E S T R I C T E D

Historical Report

C. B. No. 15-61-GX-OC

SAN FRANCISCO ORDNANCE DISTRICT

Vol. XX

Regional Office Administration

LOS ANGELES REGIONAL OFFICE

October 1, 1944 - December 31, 1944

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Awards (Cont'd)

actor	Contract	Value
ght Flare Corp. alif. Day & Night	W-04-200-Ord-608 Sig., Ground, M18A1 Production for May 1945	$ 31,089.00
Mfg. Co. Calif. Azusa,	W-04-200-Ord-790 Spare Parts for Cleaners Partial - 15 Dec. 1944 Complete - 15 Mar. 1945	1,814.65
Tire Machinery les, Calif.	W-04-200-Ord-778 Tire Repair Equipment Dely: On or before 31 Jan. 1945	5,397.76
Tire Machinery les, Calif.	W-04-200-Ord-787 Tire Repair Equipment Dely: On or before 15 Jan. 1945	33,337.45
are Corp. ando, Calif.	W-04-200-Ord-733 Sig., Ground, Red Star Parachute, M51A1 Start May 1945 Complete June 1945	72,090.00
are Corp. ando, Calif.	W-04-200-Ord-707 Flare, Trip, M58 Start May 1945 Complete June 1945	276,840.00
are Corp. ando, Calif.	W-04-200-Ord-725 Sig., Aircraft, AN-M58 Start May 1945 Complete June 1945	35,420.00
Fabricating Co. on Park, Calif.	W-04-200-Ord-823 Trailers, ¼-ton, 2-wheel cargo Dely: Jan. thru Dec. 1945	750,000.00 (Approx.)
Mfg. Co., Inc. les, Calif.	W-04-200-Ord-475 M21A4 Booster Start Jan. 1945 Complete June 1945	795,000.00

Completed Contracts (Cont'd)

Contractor	Contract	Value
Shull & Phillips Los Angeles, Calif.	W- 883-Ord-2713 Recap & Rep. Tires	$ 4,839.94
Shull & Phillips Los Angeles, Calif.	W-883-Ord-2972 Recap & Rep. Tires	21,495.43
Day & Night Flare Corp. Azusa, Calif.	W-04-200-Ord-225 Signal, Gr. M18A1	210,606.10
J. S. Flare Corp. San Fernando, Calif.	W-04-200-Ord-139 Signal Aircraft M54	488,519.44
J. S. Flare Corp. San Fernando, Calif.	W-04-200-Ord-140 Signal Aircraft M58	158,399.34
Balloon Tire Mould Co. Los Angeles, Calif.	W-04-200-Ord-684 Tacks	1,125.28
Champion Company Los Angeles, Calif.	W-04-200-Ord-660 Remfg. Govt. owned Batteries	25,000.00
American Tire Machinery Los Angeles, Calif.	W-04-200-Ord-778 Vulcanizer & Spare Parts	5,397.76
Cerco Co. Los Angeles, Calif.	P.O. SFD 510/45 Gages	1,633.50
Mettallizing Co. Los Angeles, Calif.	W-04-200-Ord-550 Mettalizing Gun with controlled units	3,447.81

RG 156, Army Ordnance, Part I, Entry 646
Vol. X, September 1945

R E S T R I C T E D

Historical Report

C. B. No. 15-61-GX-OC

SAN FRANCISCO ORDNANCE DISTRICT

VOL. X

PART 3

Regional Office Administration

LOS ANGELES REGIONAL OFFICE

1 July 1945 - 30 September 1945

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e. U. S. Flare Corp. was awarded contract (NOrd-9218) for Igniters, Mk. 21, Model 0, and contract (NOrd 9219) for Igniters, Mk. 14, Model 0, upon which courtesy inspection was commenced during July by the Ordnance Department for the Navy.

f. The need for exercising great care in inspection of ammunition for the use of the Armed Services was brought to the attention of the aircraft and ground signal manufacturers in the Los Angeles area, in the month of July. In a letter to Day & Night Flare Corp., Azusa, and another to U. S. Flare Corp., San Fernando, statements were quoted from an article appearing in the May 28 issue of Time magazine. The article, in general, outlined the history of the 82nd Infantry Division, the 1st U. S. Airborne Division, and in part was quoted as follows:

> "The 82nd saw its first action in Sicily. The beginning was tragic. Recognition signals failed and anti-aircraft gunners both enemy and friendly shot down more than a score of the 82nd's transport planes."

This action on the part of the Inspection Branch was taken because the article referred to above, effectively emphasized the requirements of the Ordnance inspectors that all signals be made to meet specifications.

because of change in requirements. The number of items cancelled was 25,000 valued at $1,625.

(8) Clayton Manufacturing Co. contract (W-04-200-Ord-1110), dated 9 April 1945, for various spare parts of Kerrick Cleaners valued at $25,322 was partially terminated 23 June 1945, because of change in requirements. Value of the cancelled spare parts was $14,540.

(9) Clayton Manufacturing Co. contract (W-04-200-Ord-1111) dated 10 April 1945, for various spare parts of Kerrick Cleaners valued at $74,815, which was reduced by a previous termination to $40,235, was further cut back by cancellation of various items valued at $23,771. Change in requirements was the reason for making this partial termination.

(10) Clayton Manufacturing Co. contract (W-04-200-Ord-1182) dated 8 May 1945, for 2,505 cleaners, spare parts and compound, reduced by previous termination to 1,697 cleaners valued at $1,079,346.75, was further partially terminated 19 July 1945 by cancelling 259 cleaners valued at $128,205, because of change in requirements.

(11) Day & Night Flare Corp. contract (W-04-200-Ord-1204) dated 31 May 1945, for 780,000 Signal Aircraft, single star, AN-M43A1, valued at $331,604.30,

was completely terminated, effective 1 September 1945, because of change in requirements. By this action, 560,000 items were cancelled which were valued at $238,073.

(12) Trojan Battery Co. contract (W-04-200-Ord-913) dated 12 January 1945, for 5,500 various batteries valued at $174,076 was partially terminated, effective when 1,800 units of Item III were delivered. Cut-back was made because of change in requirements and 600 units valued at $15,786 were thereby cancelled.

(13) Plomb Tool Co. contract (W-04-200-Ord-1205) dated 24 May 1945, for various box wrenches valued at $5,053, was partially terminated 25 July 1945 because of change in requirements. Value of the 930 items thereby cancelled was $1,693.

(14) Plomb Tool Co. contract (W-04-200-Ord-1218) dated 20 June 1945, for 1,808 engineers wrenches valued at $949.20, was completely terminated effective 28 July. Value of cancelled items was $949.

(15) Plomb Tool Co. contract (W-04-200-Ord-1063) dated 26 March 1945, for 171 box wrenches valued at $451.82, was completely terminated 28 July. Twelve items valued at $34 were thereby cancelled.

(16) Clayton Manufacturing Co. contract (W-04-200-Ord-1110) dated 9 April 1945, for spare parts of

(4) Clary Multiplier Corp. contract (W-04-200-Ord-578) for 1,587,100 Fin Assemblies for 81mm Mortar Shell. The Los Angeles Regional Office was notified by teletype dated 9 July 1945 from the San Francisco Ordnance District Office of partial termination which cut the contract down to 1,302,500 units and reduced the month's production schedule from 150,000 units to 75,000. This contractor actually produced 82,500 units during July without any difficulties. The company was required to have a standby capacity of 150,000 fin assemblies per month.

(5) Day & Night Flare Corp. contract (W-04-200-Ord-1204) for 780,000 Signal, Aircraft, M43A1, Single Red Star. Notice of termination of this contract was sent by teletype from SFOD dated 20 July. Termination was to be effective upon completion of 220,000 units, including previous deliveries, or at midnight 31 August 1945, whichever occurred first. The proof acceptance schedule for the month was 60,000 signals; the actual proof acceptance was zero. Due to the conditions set forth in the termination notice, this company was not obligated to complete any specified amount of signals during July. It was, therefore, not considered in the percentage of hits in the production against schedule. As of 20 July,

the plant acceptance was 55,432 units and proof acceptance 30,390 units. The proof acceptance was based on the proof firing of seven lots of signals on 19 July by the Los Angeles Pyrotechnic Proving Grounds. The first five lots were satisfactory. On the last two lots fired, however, the functioning was so bad as to indicate clearly that the manufacturing process was out of control. Burning time was erratic, ranging from 2 and a fraction seconds to 18 and a fraction seconds, instead of meeting the required range of 7 to 13 seconds. The ignition intervals appeared longer than on previous tests, which indicated a possible tendency toward failure of the ignition of some of the signals. The tests indicated that the man who fired the signals from the plane had considerable difficulty in taking the cartridges out of the gun because they had become stuck therein. A number of the cartridges actually separated between the base and the tube during the firing. After the report on these tests was reviewed by the Office of the Chief of Ordnance, they rescinded the acceptance of the first five lots of signals, totaling 30,390 units previously accepted by the Los Angeles Proving Ground. The basis for the rejection was because cases ruptured and/or bulged and stuck in the gun during firing. Later in the month, additional tests were made by LAPR, and

altogether seven lots were rejected which were not subject to retests and had to be reworked. The ballistic tests proved conclusively, both from burning time failures and damaged cases, that the signals produced during the month would fail; consequently, the entire month's production was rejected. Corrective measures were instituted by Day & Night Flare Corp. by reducing the hydraulic pressure and rehabilitating the press equipment which was responsible for failures. It was the opinion of the Production Branch that Day & Night was entirely responsible for producing defective signals which did not pass proof acceptance, as it was discovered they failed to observe a change order, mandatory upon receipt, requiring the use of a redesigned signal case. All of the rejected signals had an old style case which did not comply with the change order.

(6) Domestic Manufacturing Co. contract (W-04-200-Ord-475) for 1,422,300 M21A4 Boosters. The contractor's production schedule called for 80,000 boosters, whereas he produced 82,000 without difficulty. This plant was required to have a standby capacity of 200,000 items per month.

(7) Golden State Fireworks Manufacturing Co. contract (W-04-200-Ord-874) for 361,250 Spotting Charge Assembly M1A1. Without difficulty, this company met its

hydrant outlets' threads; a water level gage had been installed on the storage tank; the float on the storage tank had been adjusted to turn on the pump when one-third empty; a three-inch check valve had been installed on the 150 GMP pump, and hose and hose racks had been installed at each hydrant outlet. All of the fire hose in the plant was inspected under pressure and a number of lengths had to be discarded and replaced. Details of this final inspection were reported to SFOD so that settlement could be made with the company for the Government's share of the expenditures.

c. On 28 June 1945, it was reported by the resident inspector at Day & Night Flare Corp. that several hundred pounds of waste flare composition had been accumulating from production and should be destroyed. Disposition and instructions on this material were requested from SFOD, and it was ultimately planned that this waste powder and a large accumulation of waste stars from Day & Night Flare's contract (W-04-200-Ord-1204) should be destroyed under the supervision of a Bomb Disposal Unit assigned by the Ninth Service Command, after all such waste pyrotechnic material had been accumulated upon termination of the contract. It was learned during August, however, that Day & Night had destroyed all this waste material themselves without supervision and without mishap. At the end of

August, there still remained in the plant approximately 20,000 rejected, complete aircraft signals to be destroyed. Said T. H. Trask, security representative, LARO: "It is expected that this material will be disposed of together with the termination inventories of hazardous material at Day & Night."

d. Early in August, LARO was requested by E. A. Knott, Chief, Safety & Security Branch, SFOD, to conduct a survey of the inspection operations at the various plants and to take whatever steps were necessary to reduce hazards of eye injuries which had been occurring to Ordnance inspectors for several months. Capt. W. A. Wilson, Chief of the Inspection Branch, LARO, actually prepared a memorandum to be distributed among resident inspectors advising that precautions should be made against eye injuries and that goggles could and should be obtained. Before this memorandum was distributed, however, virtually all LAR supply contracts were terminated, following the announcement of V-J Day. It was therefore felt that the necessity for such a comprehensive survey had passed; but C. R. Hill, chief of Production Section in the newly organized Termination Service Branch of LARO, was requested to keep the security representative posted upon any possible hazards that might develop at any plants that were continuing

production.

e. On the evening of 5 August, the plant of the National Research Manufacturing Co., National City, California, was completely demolished by fire which started in a nearby U. S. Navy warehouse. An entire block was gutted and total damage was estimated at $350,000. National Research was working on RAD Periscope contracts, and all their tangible work was destroyed in the fire. Said T. H. Trask: "It is now understood that new contracts have been let to National Research for continuation of this work."

f. Late in June 1945, upon request of SFOD, the Los Angeles Regional Office instructed Arcturus Manufacturing Co. to install a fire brigade under the direction of the local fire authorities. When this office investigated in August to determine if such a brigade had been activated, it was found that little, if anything, had been done. Inasmuch as all Ordnance contracts with Arcturus were terminated upon cessation of hostilities with Japan, IARO felt it was no longer necessary to continue to press the matter with Arcturus.

g. During August the following visits to companies in the Los Angeles Region were cleared through the Regional Office:

(1) H. A. Flint, representative of the

items were valued at $8,262 and settlement agreed upon was $537.

(3) Industrial Aircraft Co. contract (W-04-200-Ord-666) for Fin Assembly for 81mm Shell. Termination effective 9 July 1945 canceled items valued at $224,155. By agreement this cut-back was combined with termination of V-J Day for purpose of claim.

(4) Clary Multiplier Co. contract (W-04-200-Ord-578) for Fin Assembly for 81mm Shells. Termination effective 9 July, which canceled items valued at $124,797, was by agreement combined with complete termination of V-J Day.

(5) Clayton Manufacturing Co. contract (W-04-200-Ord-1111) for spare parts for Kerrick cleaners. Termination effective 2 June for items valued at $34,580 and one effected in July for $23,771 were by agreement combined with complete termination of V-J Day.

(6) Day & Night Flare Corp. contract (W-04-200-Ord-1204) for Signal, Aircraft, Single Star AN-M43A1, effective 1 September 1945, canceled items valued at $238,073. By agreement this was combined with complete termination of V-J Day.

(7) Clayton Manufacturing Co. contract (W-04-200-Ord-1110) for cleaner parts. Termination effective

1 September, thereby canceling the entire amount of the contract.

(4) Cook Bros. contract (W-04-200-Ord-1217 RAD 4216) dated 22 May 1945, for four Cook CHD2 bogie installations at a cost of $38,983 was completely terminated 17 September, thereby canceling the entire contract.

b. There were 15 contract settlement final agreements reached or combined with later terminations during September, as follows:

(1) Pacific Fabricating Co. contract (W-04-200-Ord-823) for 1/4-ton, 2-wheel cargo trailers, partially terminated 14 May 1945, canceled items valued at $474,974. This was combined with further complete termination of 17 August 1945.

(2) Day & Night Flare Corp. contract (W-04-200-Ord-608) for signals, parachute, ground, AN-M18A1, terminated 1 July 1945, canceled items valued at $5,426. By agreement, settlement was made, exclusive of disposal credits, in the amount of $4,067 against original claim of $5,099.

(3) American Tire and Machinery Co. contract (W-04-200-Ord-890) for pressure valves, terminated 17 August 1945, was, by negotiated agreement settled at no cost to the Government. The value of terminated items

Plant Blast Rocks Azusa; Three Killed

4/3/43 MAY 194

Buildings Undamaged as Waste Materials Explode Near Factory

Rocking the city of Azusa, an explosion on property of the Day & Night Manufacturing Co. plant on Irwindale Ave., near the city, killed three men yesterday. The blast occurred at 1:30 p.m.

Blown to bits were Matthew Savage, 38, of 115 W. Laurel St., Arcadia, and Lucius C. Martin Jr., 21, of 23[illegible] Italia St., Covina.

Three Others Escape

Three other workmen, Albert W. Guy of San Gabriel, Hubert James and Arthur E. Hall, both of Monrovia, who were near the others, were uninjured.

The third man, Hayes H. Udell, 35, of 1130 N. Gardner St., Hollywood, died several hours later in Covina Hospital from multiple injuries suffered in the blast.

Some officials in an authorized statement regarding the blast stated:

"The explosion occurred outside the plant during the disposal of waste material which included potassium chlorate.

"Since the explosion occurred some distance from the plant no damage was done to the plant building.

"The cause of the explosion was not immediately ascertainable, but an investigation is being conducted."

Dumping Rubbish

Deputy Sheriffs Carleton Scott and Larry Pecano reported that the workmen were dumping into a pit two barrels of rubbish, two barrels of sweepings and two barrels of other material which included the potassium chlorate.

They were preparing to set the material on fire so that it would be destroyed gradually when the explosion marred our blowing two of them to bits and throwing Udell many feet.

The blast was heard and concussion felt as far as 12 miles away.

The plant, where hot water heaters formerly were manufactured, is now a defense plant.

Subject to Confidentiality Order
Case No. 527932

SALD0394000944

DEPARTMENT OF THE ARMY TECHNICAL MANUAL TM 9-1300-214

MILITARY EXPLOSIVES

This copy is a reprint which includes current pages from Changes 1 and 2.

HEADQUARTERS, DEPARTMENT OF THE ARMY

NOVEMBER 1967

Table 13-8. Composition Used in Airport Flares

	Percent		Percent
Aluminum, Grade A	2	Candlepower	60,000
Aluminum, Grade B	20	Candlepower per sq in	50,000
Barium nitrate	62	Burning rate, in/min	5.0
Strontium nitrate	11	Explosion temperature test, °C.	600+
Sulphur	3.5		
Linseed oil	1.5		
	100.0		

f. Aircraft parachute flares are used for emergency night landings, observation purposes, and bombing operations where special techniques are applied. Representative compositions are given in table 13-9.

Table 13-9. Composition Used in Aircraft Parachute Flares

	Percent	Percent	Percent
Magnesium, Type III, 30/50	52	48	58
Sodium nitrate	39	42	37
Luminac A	9	8	5
Polyvinyl chloride		2	
	100	100	100
Candlepower	1,900,000	1,500,000	2,000,000
Candles per sq in	165,000	72,000	156,000
Burning rate, in./min	6	3	6.0

g. Tow-target flares are towed behind airplanes by means of a long steel cable and provide practice targets for antiaircraft gun crews. The compositions used in tow-target flares are very similar to or identical with those used in trip flares.

h. Photoflash cartridges and bombs are used for nighttime aerial photography. For photography from altitudes up to 3,500 feet, a cartridge is used to obtain a peak light intensity of 120,000,000 candles and a total light of 1.4 million candle-seconds in 0.04 second. The composition used contains a 30/40/30 mixture of barium nitrate, aluminum, and potassium perchlorate. Ignition is effected by a small charge of lead azide. For high altitude photography, there is used a bomb containing 35 pounds of the same composition. This gives a peak intensity of 3 billion candles with a total light of 35 million candle-seconds in 0.04 second. The loose composition used is considerably more sensitive to spark and friction than most pyrotechnic compositions, consequently, great care must be taken in blending and loading this composition. Recent type photoflash bombs are loaded with a metal dust of atomized magnesium or magnesium-aluminum alloy powder, ignited by a central explosive burster in the form of metal dust explosion. This type of photoflash minimizes the vulnerability to fragment and bullet penetration. Current emphasis is on development of flash mixtures containing calcium, which are more effective at higher altitudes than other photoflash mixtures.

i. Pyrotechnic signals are used extensively for communication between various elements of ground troops, ground troops and airplanes or vice versa, and airplanes in flight. White, green, yellow, and red lights are used alone or in combinations in the forms of stars, clusters, and blinkers. Tracers are also used as aircraft signals. Compositions employed in ground signals appear in table 13-10; in aircraft signals, in table 13-11.

j. In use, parachute signals burn for 20 to 30 seconds and have light intensities of 5,000 to 25,000 candles. Cluster signals burn for only 5 to 7 seconds, with luminous intensities of 2,000 to 35,000 candles. Blinker signals burn from 30 to 60 seconds, with light outputs of 2,500 to 15,000 candles.

Table 13-10. Compositions Used in Ground Signals

	White (percent) No. 1	White (percent) No. 2	Green (percent) No. 1	Green (percent) No. 2	Red (percent) No. 1	Red (percent) No. 2	No. 4
Magnesium, Type 1, Grau #4							17.0
Magnesium, Type 1, Grau #11				16.0			2.0
Luminac A	5.0	5.0	5.0		4.0	7.0	
Barium nitrate		49.0	46.0	59.0			
Strontium nitrate		16.5			42.0	42.0	4.30