

ABSTRACT OF TITLE - LOT J, BLK 758,

NEW SAN DIEGO, Nov. 29, 1874

to P. Naeth

ABSTRACT OF TITLE

-OF-

Lot 1 in

Block 155

New San Diego

Dated at San Diego, Cal.,

November 11th A. D. 1886

at 12 o'clock, P. M.

Prepared by
W. S. FAIRCHILD & HUSE,
Successors to
S. GREGG & CO.,

Searcher of Records,

SAN DIEGO COUNTY, CAL.

Continued to

Febry 11th 1886 at

10 o'clock AM

San Diego Nat. Co.

PATENT.

United States of America,

TO

THE PRESIDENT AND TRUSTEES OF THE CITY
OF SAN DIEGO, THEIR HEIRS AND ASSIGNS.

Conveys the Pueblo Lands of San Diego, containing 47,323^{2/3} Acres of Land and designated on the Map of Public Surveys, as

Lot No.	Township	Range	Section
37	14	4	3
37	15	4	4
37	15	3	3
38	16	4	4
37	16	4	4
37	16	3	3
37	16	2	2
37	17	4	4
37	17	3	3
38	17	3	3
38	17	2	2

San Bernardino Base and Meridian.

By THE PRESIDENT,

U. S. GRANT.

By S. D. WILLIAMSON,

Secretary.

GREAT SEAL
OF THE
UNITED STATES.

Recorded in Volume 8, Pages 532 to 544 inclusive.

L. K. LIPPENCOTT, Recorder,

General Land Office.

Filed and recorded at the request of D. T. PHILLIPS, June 17th, 1874, at forty minutes past One o'clock, P. M. in Book One of Patents, pages 190 to 201.

A. S. GRANT,

County Recorder.

By W. S. GREGG, Jr.,

Deputy.

Fairchild & Huse.
Conveyancers & Searchers of Records,
SAN DIEGO, CAL.
HAVE THE ONLY COMPLETE
ABSTRACT OF TITLES
To all lands in San Diego Co., Cal.

Bond for Partition

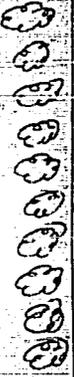
Dated July 17th 1850.

Between Jose A. Aguirre, Maria Ant^a Pedrona,
William N. Davis, A. S. Gray, W. H. Davis & S. F. Hooper
Thomas D. Johns, Maria Davis & Maria Rosario E. de
Aguirre, Owners of a tract of Land called San
Juan Diego.

Have assented to Jose A. Aguirre
among other lots. To be in Stock &c.

Witness
M. Matuell
J. H. Robinson
D. W. Swearing

Signed
Jose A. Aguirre
Maria Antonia E. de Pedrona
y hijos
William N. Davis
A. S. Gray
S. F. Hooper &
William N. Davis
Thomas D. Johns
Maria Rosario E. de Aguirre
Maria J. Davis



Acknowledged by all parties July 18th 1850
before M. Matuell County Recorder with official
seal attached.

Received for Record July 18th 1850 at 10 o'clock AM
and Registered July 18th 1850 at 12 minutes past 5 o'clock
PM in Book B page 125 of Books.

Henry C. Matuell
Recorder

Town of San Diego,
By Alcalde

March 19th 1850.

Consideration of \$2500⁰⁰
Two Cents for Varn
per foot for each Lot.

To—
Jose Ant^o Aguirre
Miguel de Ferrera
William C. Smith
Andrew B. Shaw
Thomas D. Johns.
and
William Heath Davis.

Contracts.
Gives certain.

Course All Bordered of the Town of San Diego
in and to the following described parcel of land,
Commencing at a point 1000 feet due North
of a Stake or Flag-pole now standing upon the point of
land known on some Maps of the Bay of San Diego as
'Point de los Muertos', thence running due West 600
feet, thence due North 2600 feet, thence due East 2600
feet, thence due South 2600 feet, and thence due West
2000 feet, to the point of beginning.

Together with all and singular the ways
water, water-courses rights or of the Town of San Diego
bordered Always, that the above Conveyance
is upon the terms and conditions to wit,

That said Shawtee their heirs or shall
within one year complete a Wharf on the tract of land
above described, and shall receive from said one
Plaza, or Public Square free to all the Citizens of
the City of San Diego, and shall convey to the City of
San Diego one lot fronting on said Plaza.

Witness
A. H. Hays
Wm. S. Jones

Signed
Jas. W. G. Husband
Alcalde of San Diego

Acknowledged

Received for Record, March 19th 1850 at 8 o'clock
A.M. in Book of page 53 of 57

Jas. W. G. Husband
Reg. Clerk of San Diego

DEED.

Thomas H. James et al
TO
Jose Anto Aguirre

Dated September 12th 1850
Consideration, \$
Order of Court
Covenants: Partition

Conveys Among other Lots Lot 1 in Block Fifth six (6) according to a map of the Street of San Diego made by J. H. S. S.

- Thomas A. Johns
- George P. Hooper
- Andrew B. Gray
- William H. Davis
- Marie J. E. de Pedronal
- Marie J. Davis
- Victor A. J. de Pedronal
- Miguel de Pedronal
- Isabel de Pedronal
- Blanca de Pedronal
- Dr. Thos. W. Hubbard
- Reis Heredia ad litem

Witness:—
James H. Robinson
Vicente J. Pedronal

(Signed:—)
Isabel de Pedronal
Blanca de Pedronal
Dr. Thos. W. Hubbard
Reis Heredia ad litem

Acknowledged: J. H. Robinson September 20th 1850 as a subscribing witness

Before N. K. Seal with Notarial seal affixed

Filed for Record September 20th 1850, at 10 hours min. a. m.
Recorded, Sept 28th 1850, at 11 hours 35 min. a. m. at request of
in Book of Deeds, page Newing, C. Matson Recorder.

J. A. FAIRCHILD,
Conveyancer and Searcher of Records,
SAN DIEGO, CAL.
HAS THE ONLY COMPLETE
ABSTRACT OF TITLES
TO ALL LANDS IN SAN DIEGO CO., CAL.

REMARKS:

DEED.

S. M. Curtis
TO
Chas. N. McWolf

Dated September 24th 1869
Consideration, \$ 500⁰⁰
Covenants: Quitclaim
Stamp 50¢

Conveys Block 758 according
to the Official Map of the Tuleo Lands made by
Chas. A. Poole A.D. 1856 also numbered 56 on Say
Map of Newburg City

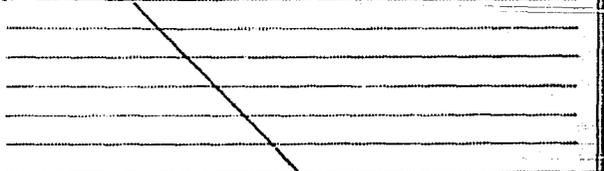
Witness:— } (Signed:—) S. M. Curtis 

Acknowledged: September 25th 1869

Before J. H. Dixon with Notarial seal affixed.
Deputy Public

Filed for Record, September 25th 1869, at 4 hours 30 min. P. m.
Recorded, Sept 27th 1869, at 5 hours 31 min. 5 m. at request of Chas. N. McWolf
in Book 17 of Deeds, page 13 J. S. Pennington
Recorder.

FAIRCHILD & HUSE,
Successors to
J. A. FAIRCHILD,
Conveyancer and Searcher of Records.
SAN DIEGO, CAL.
HAS THE ONLY COMPLETE
ABSTRACT OF TITLES
TO ALL LANDS IN SAN DIEGO CO., CAL.

REMARKS:


DEED.

Victoria P. de Hagen
Henry Hagen
TO
Rosario E. de Ferrer
Miguel Aguirre
Adolfo Aguirre, Martin Aguirre
and Jose A. Aguirre

Dated

September 28th 1869

Consideration, \$

100

Covenants:

Quit Claim

Stamp 50^c

Conveys

With other Lands.

Lot 7 in Block 56 according to the Map of
New San Diego according to the Map thereof made
by Wm. B. G. G.

Witness:—

(Signed:—)

Victoria P. de Hagen
Henry Hagen

Acknowledged:

September 28th 1869

Before

Thos. H. Gush

with

Official seal affixed.

County Judge, Alvarado, P. Clerk

Filed for Record,

October 9th

1869, at 7 hours 30 min. a. m.

Recorded,

Oct 19th 1869, at 10 hours 30 min. a. m.

at request of

Henry Hagen

in Book

7 of Deeds, page 146

Geo. A. Fairchild

Recorder.

FAIRCHILD & HUSE,
 J. A. FAIRCHILD,
 Conveyancer and Searcher of Records,
 SAN DIEGO, CAL.
 HAS THE ONLY COMPLETE
 ABSTRACT OF TITLES
 TO ALL LANDS IN SAN DIEGO CO., CAL.

REMARKS:

[Blank lines for remarks]

DEED.

J. H. Tupper
A. Joseph
TO
David Landes

Dated
March 4th 1870

Consideration, \$ 500⁰⁰

Covenants:
Quiet Enjoyment

Grant 50⁰⁰

Conveys With other Lots.
Lot 'J' in Block 56 according to Gray Map of
New San Diego. Also numbered 758 on Coaler's Official
Map of the Public Lands.

Witness:— (Signed:—)
J. H. Tupper
A. Joseph

Acknowledged: March 4th 1870

Before J. J. Moore with Notarial seal affixed.
Notary Public

Filed for Record, March 5th 1870, at 10 hours 50 min. a. m.
Recorded, May 9th 1870, at 11 hours 50 min. a. m. at request of D. Landes
in Book 8 of Deeds, page 257.
D. A. Pundleton
Recorder.

FAIRCHILD & HUSE,
J. A. FAIRCHILD,
Conveyancer and Searcher of Records,
SAN DIEGO, CAL.
HAS THE ONLY COMPLETE
ABSTRACT OF TITLES
TO ALL LANDS IN SAN DIEGO CO., CAL.

REMARKS:

DEED.

S. J. Swan
TO
Tyson and Swift

Dated *March 29th* 1870

Consideration, \$ *150⁰⁰*

Covenants: *Warranty and Sale*

Stamp 50^c

Conveys *With other Lands.*
Lot 7 in Block 958 according to Codes Official
Map of the Public Lands also numbered 56 on Map
Map of New San Diego.

Witness:— } (Signed:—) *S. J. Swan* 

Acknowledged: *April 29th 1870*

Before *Charles Scott* with *Nathaniel* seal affixed.
Notary Public

Filed for Record, *Apr* 18 —, at — hours — min. — m.

Recorded, *Aug 3^d* 187*0*, at *2* hours *10* min. *P* m. at request of *J. H. Simpson*

in Book *23* of Deeds, page *113*. *S. J. Swan* Recorder.

FAIRCHILD & HUSE
J. A. FAIRCHILD,
Conveyancer and Searcher of Records,
SAN DIEGO, CAL.
HAS THE ONLY COMPLETE
ABSTRACT OF TITLES
TO ALL LANDS IN SAN DIEGO CO., CAL.

REMARKS:
(Diagonal line)

In the District Court of the 10th Judicial District in and for the County of San Diego State of California.

Rosario E. de Torres
Plaintiff

- vs -
Manuel A. Torres
Administrator et al
Defendants

Decree

Now, on this day comes the Plaintiff by her Attorney Benjamin Hayes, and prays for final judgment in the above entitled action and it appearing satisfactorily to the Court that the summons herein has been duly served upon all the defendants.

It is hereby ordered, adjudged and decreed that Partition of the real property of the Estate of Jose A. Torres, all of the same being in the State of California, is hereby made to the persons entitled thereto as aforesaid.

It is hereby ordered, adjudged and decreed that there are hereby assigned & transferred, set apart and partitioned to said Rosario E. de Torres the following described pieces, parcels and lots of land to him.

Among other Lots, Lots 1 in Block 756.

It is ordered and adjudged that this Decree shall stand final and effectual forever.
Done and signed in open Court this 26th Day of October AD 1894.

W. J. McKealy
District Judge.

Filed and Entered October 26th 1894 in Book 4 page 42 of Miscellaneous Records.

J. Grant
County Recorder

MORTGAGE.

Jose A. Aguirre and
Rosario E. de Aguirre

Dated

November 29th 1874

Consideration, \$ 2,500 00

TO

F. Ganjuzo

Covenants:

Log "J" in Block 56 ^{Binding} With other Lands
New York City

Witnesses:—

(Signed:—)

Jose A. Aguirre
Rosario E. de Aguirre

EW
EW

Acknowledged:

November 29th 74.

Before

L. A. Franklin
Notary Public

with

Notarial

seal affixed.

Filed for Record,

November 29th

1874, at

8 hours

min. a. m.

Recorded,

Nov 29, 1874, at

9 hours

min. a. m.

at request of

in Book

C of Deeds of Mortgages, page 105.

W. J. Coats

Recorder.

J. W. S. GREGG, JR.,
Conveyancer and Searcher of Records,
SAN DIEGO, CAL.
HAS THE ONLY COMPLETE
ABSTRACT OF TITLES
To all lands in San Diego Co., Cal.

Remarks:

Satisfied in full
September 27th 1887
W. J. Coats Recorder

Certificate No 152.

State Tax County Taxes Year 1876.

Lot J in Block 1 755. Marfan Diez
Sold February 25th 1876. to J. L. Rowe
for Delinquent Taxes.

Assessed to Unknown, owners for \$5.00

No 214.

City Tax of 1875 & 6.

Lot J in Block 755. Marfan Diez
Sold February 18th 1876. to J. L. Rowe
Assessed to Unknown owners for \$4.00

Taxes.

1850	Not marked	Paid on Roll	Not sold
1851	do	do	do
1852	do	do	do
1853	do	do	do
1854	do	do	do
1855	do	do	do
1856	Paid		
1857	do		
1858	do		
1859	do		
1860	do		
1861	Not marked	Paid on Roll	Not sold
1862	do	do	do
1863	do	do	do
1864	do	do	do
1865	do	do	do
1866	Paid		
1867	Not marked	Paid	Not sold
1868	do	do	do
1869	Paid		
1870	Paid		
1871	See below.		
1872	Paid		
1873	do		
1874	do		
1875	do		
1876	Sold to J. Ross.		
1877	Paid		
1878	do		
1879	do		
1880	Not Paid		

1871 The Tax of this year delinquent, and started suit. In 1879, but suit never entered in the Registry of Actions. A. W. Notchless, Esq. and Dick Attorney when the suit was commenced says it was dismissed

DEED.

Manuel A Ferrer
Rosario E de Ferrer

Dated Dec 20th 1880

Consideration, \$ 500⁰⁰

TO

Covenants: to grant

James B Gordon
G W Hazard

CONVEYS

All that real property situate in the City and County of San Diego State of California within Block Number (the six '56) of New San Diego according to the plan made by Gray & Sons and now on record in the office of the County Recorder Lucia Combs.

This deed is made in the presence & execution a deed between the same parties made Dec 1880

State of California, |
County of San Diego, |

On this 20th day of December A.D. eighteen hundred and eightybefore me, N.H. Conklin, Court Commissioner of San Diego county, personally appeared Manuel A Ferrer and Rosario E Ferrer known to me to be the persons whose names are subscribed to the within instrument and they acknowledged to me that they executed the same.

And the said Rosario E de Ferrer, described as a married woman, upon examination without the hearing of her husband, I made her acquainted with the contents of said instrument and thereupon she acknowledged to me that she executed the same and that she does not wish to retract such execution.

(SEAL)

In witness whereof I have hereunto set my hand and affixed my official seal at my office in said county of San Diego, State of California, the day and year in this certificate first above written.

N.H. Conklin,
Court Commissioner, San Diego County.

DEED.

Mannel A Ferrer
Rosario E de Ferrer

Dated Dec 29th 1880

Consideration, \$ 500⁰⁰

TO

Covenants: Do hereby grant
to us

James B Gordon and
G W Hazard

CONVEYS

All that real property
situate in the City and County of San Diego
State of California with Lot 1 in Block
Number Fifty Six (56) of New San Diego ac-
cording to the plan made by Gray & Sons and
now of record in the office of the County Recorder
of said County.

This deed is made in the presence & execution
of a deed between the same parties made Dec 1st
1880 and of record in the office of the County
Recorder in Deed Book 207 at page 420

Witness:-

(Signed:-)

Mannel A Ferrer seal
Rosario E de Ferrer seal

Acknowledged:

Dec 29th 1880

Before

M H Conklin
County Clerk San Diego Co. Cal.

with

Official seal affixed.

Filed for Record,

Dec 30th

1880,

at 10 hours 20 min a.m.

Recorded,

18

at _____ hours _____ min _____ m.

at request of M H Conklin

in Book

36

of Deeds, page 190

Gilbert Hennis

County Recorder.

Fairechild & Huse.
Concegnancers & Searchers of Records,
SAN DIEGO, CAL.
HAVE THE ONLY COMPLETE
ABSTRACT OF TITLES
To all lands in San Diego Co., Cal.

Remarks:

DEED.

Manuel A Ferrer
Rosario E de Ferrer

Dated Dec 1st 1880

Consideration, \$ 300⁰⁰

TO

J. Amos & Gordon Prop
G. W. Hazard

Covenants: As being granted
to us

CONVEYS

All that Real Property
situate in the City and County of San Diego
and State of California as follows:
Lot 1 in Block number Seven Hundred and
Eight (708) in Trust Form according to
the plan of said partition made by Gray and
Johns and now on file in the Office of the
Recorder of Deeds of said County.
(For full description see subd 195)

Witness:—

(Signed:—)

Manuel A Ferrer seal
Rosario E de Ferrer seal

Acknowledged:

Dec 1st 1880

Before *N. H. Cowkin* with *Official* seal affixed.
County Court San Diego, Co. Cal

Filed for Record, Dec 2nd 1880, at 11 hours 55 min. am.

Recorded, 18 at _____ hours _____ min. _____ m., at request of *J. S. Gordon*

in Book 57 of Deeds, page 425
Wilbert Rennie
County Recorder.

Fairechild & Huse.
Contingencers & Searchers of Records,
SAN DIEGO, CAL.,
HAVE THE ONLY COMPLETE
ABSTRACT OF TITLES
To all lands in San Diego Co., Cal.

Remarks: _____

DEED.

Miguel de Ferrnary
Et al

Dated Dec 17 1880

Consideration, \$ 100 + Balance

TO

Covenants: no grant sell and

Convey by

Rosario E de Ferrnary

CONVEYS

All the right, title and interest of grantors in and to three certain lots in New San Diego, in the City and County of San Diego and State of California to wit: Inter Alia Lot 1 in Block 106. According to map made by Juan G. ... and now on file in the office of the Recorder of said County

State of California,)
County of Los Angeles,)

On this 16th day of December one thousand eight hundred and eighty, before me W.H. Gray, a Notary Public in and for said County of Los Angeles, personally appeared Elena P de Wolfskill, wife of Joseph W Wolfskill, known to me to be the person whose name is subscribed to the annexed instrument, described as a married woman and upon examination without the hearing of her said husband, I made her acquainted with the contents of said instrument and thereupon she acknowledged to me that she executed the same and that she does not wish to retract such execution.

(SEAL)

In witness whereof I have hereunto set my hand and affixed my official seal at my office in the said County of Los Angeles the day and year in this certificate first above written.

W. H. Gray,
Notary Public.

DEED.

Miguel de Pedrona
et al

Dated Dec 14th 1880

Consideration, \$ Good & Valuable

TO

Rosario E de Torres

Covenants: No grant, sell and convey

CONVEYS

All the right title and interest of Grantors in and to those certain lots in New San Diego, in the City and County of San Diego and State of California to wit: Inters Alia Lot 1 in Block 56. According to map made by Gray and same and map on file in the office of the Recorder of said County.

Witness: (Signed) Miguel de Pedrona seal
Ysabel P de Altamirano seal
Elena P de Volkovitch seal

Acknowledged: Dec 14/80 by Ysabel P de Altamirano and Miguel de Pedrona before W H Gray N.P. by Elena P de Volkovitch on Dec 16th 1880

Before W H Gray N.P. with Official seal affixed.
San Diego, Cal.

Filed for Record, Dec 21st 1880, at 1 hours 30 min. P.M.

Recorded, 18, at hours min. m., at request of E Parker

in Book 37 of Deeds, page 456
Gilbert Rennie
County Recorder.

Fairchild & Huse.
Conveyancers & Searchers of Records,
SAN DIEGO, CAL.,
HAVE THE ONLY COMPLETE
ABSTRACT OF TITLES
To all lands in San Diego Co., Cal.

Remarks:

State of
County of
right
to and
of the
of the
described
bearing
contents
a that
1880

(1A32)

DEED.

Dated

June 3rd 1882

Y. L. Huse

Consideration, \$ 40.⁰⁰

TO

Covenants: See hereby Grant

Geo W Haggards

CONVEYS

All that Real Property situate in the City and County of San Diego, State of California as follows: Lot 9 in Block Seven Hundred and Fifty Eight (758) in New San Diego according to the map thereon on file in the Office of the County Recorder of San Diego County:

Intending by this deed to Quit Claim all my interest in said lot that I have acquired by virtue of a deed for said lot from the Tax Collector of San Diego County for delinquent Taxes of the year 1882

Witness: Y. L. Huse
Geo W Chamberlin

(Signed:—) Y. L. Huse (seal)

Acknowledged: June 3rd 1882

Before Edd Cotton Not. with Notarial seal affixed.
E. Kendall Co. Sheriff Has Cert of Clerk of Court (S)

Filed for Record June 13th 1882, at 9 hours 35 min Am.

Recorded, 18, at hours min. m., at request of G. W. Haggards
Gilbert Rennie
County Recorder.

Fairchild & Huse.
Conveyancers & Searchers of Records,
SAN DIEGO, CAL.,
HAVE THE ONLY COMPLETE
ABSTRACT OF TITLES
To all lands in San Diego Co., Cal.

Remarks:

DEED.

James O Gordon

TO

George W Hayward

Dated Jan 25th 1882

Consideration, \$ 100

Covenants: by convey Grant \$ 10

CONVEYS All rights, title and interest in and to all that Real property situate in the City and County of San Diego, State of California, as follows (Inter Alia) Lot 2 in Block Number Fifty Six (56) in New San Diego according to plan made by Grant and same now on file in the office of the Recorder of said County.

Witness: } (Signed:—) James O Gordon (Seal)

Acknowledged: Jan 25th 1882

Before J. H. Cronkine with Official seal affixed. County Clerk San Diego Co.

Filed for Record, Jan 25th 1882, at 11 hours 22 min. AM

Recorded, 18 at hours min. m., at request of Geo W Hayward

in Book 42 of Deeds, page 67

County Recorder

Remarks: By H. J. Christians, Deputy

Fairchild & Huse.
 Conveyancers & Searchers of Records,
 SAN DIEGO, CAL.,
 HAVE THE ONLY COMPLETE
 ABSTRACT OF TITLES
 To all lands in San Diego Co., Cal.

DEED.

Joseph Coyne & Co
San Diego

Dated March 9th 1882

Consideration, \$ 2⁵⁰

TO

E. J. Huse

Covenants: Grant, Bargain,
Sell and convey lands
Contents &c

CONVEYS

In the City and County
of San Diego State of California Lot 1
in Block 708 New San Diego,
Assessed for fiscal year ending June 30th 1881
to State and County Taxes at \$1⁵²/₁₀₀ to
Unknown Owners
Sell the whole of said Lot 1 in Block 708
in New San Diego according to Official map
shown on file in office of the County
Recorder of said County.

Witness
Geo. Dalry

(Signed: Joseph Coyne Seal)
Tax Collector of the
County of San Diego

Acknowledged:

March 9th 1882

Before

Geo. Dalry T.P.

with

Official seal affixed.

Filed for Record,

March 9th

1882, at

4 hours 45 min. m.

Recorded,

18

, at hours min. m.,

at request of

E. J. Huse

in Book

42

of Deeds, page

199

Wilhelm Remick

County

Recorder.

Remarks:

By H. V. Christian, Deputy

Fairchild & Huse

Conveyancers & Searchers of Records,

SAN DIEGO, CAL.,

HAVE THE ONLY COMPLETE

ABSTRACT OF TITLES

To all lands in San Diego Co., Cal.

There are no Judgment, Mechanic, Lis Pendens, Homestead or other record liens against said lot other than as shown herein.

000

There are no tax liens, city or county to and including 1885.

000

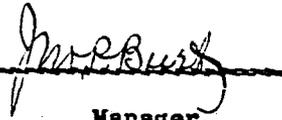
State of California, i
 ss
County of San Diego, j

It is hereby certified that the foregoing continuation of abstract of title, attached to the original, of lot "J" Block 56 New San Diego, as per Gray and Johns map thereof, is a correct history of the title to said premises from Nov 29th, 1880 to this date as the same appears by the records and files of the recorder's office of said county to this date and which is found after a careful search of the same.

San Diego Cal February 11th, 1886 at 10 O'Clock A.M.

San Diego Abstract Company,

By



Manager.

000