

When recorded mail to:

Surveyor's Office  
Public Works Department  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

DOC # 2002-166387

04/01/2002 08:00A Fee:19.00

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Recorded in Official Records  
County of Riverside

Gary L. Orso  
Assessor, County Clerk & Recorder



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FOR RECORDER'S OFFICE USE ONLY

Project: VC-001-934-McCallan  
Sycamore Canyon Blvd. @  
Box Springs Blvd. (Vac.)  
A.P.N. 263-030-053

DX - 1253

### QUITCLAIM DEED

The CITY OF RIVERSIDE, a municipal corporation of the State of California, does hereby remise, release, and forever quitclaim to **MCCALLAN PROPERTIES, LLC, a California, limited liability company**, that certain easement located in the City of Riverside, County of Riverside, State of California, described in Exhibit "A", attached hereto and incorporated herein by this reference.

Dated Feb 14 2002

CITY OF RIVERSIDE,  
a municipal corporation

By Dieter P. Wirtzfeld  
Dieter P. Wirtzfeld,  
Utilities Assistant Director / Water

APPROVED AS TO FORM  
CITY ATTORNEY'S OFFICE

BY Krista Smith  
Deputy City Attorney

GENERAL ACKNOWLEDGEMENT

State of California

County of RIVERSIDE } ss

On February 14, 2002, before me JANIS LOWRY  
(date) (name)

a Notary Public in and for said State, personally appeared

DIETER WIRTSCH

Name(s) of Signer(s)

personally known to me - OR  ~~proved to me on the basis of~~  
~~satisfactory evidence to be the person(s)~~  
whose name(s) ~~is/are~~ subscribed to the  
within instrument and acknowledged to  
me that he/~~she/they~~ executed the same  
in his/~~her/their~~ authorized capacity(ies),  
and that by his/~~her/their~~ signature(s) on  
the instrument the person(s), or the  
entity upon behalf of which the person(s)  
acted, executed the instrument.



WITNESS my hand and official seal.

Janis Lowry  
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- ( ) Attorney-in-fact
- ( ) Corporate Officer(s)  
Title \_\_\_\_\_  
Title \_\_\_\_\_
- ( ) Guardian/Conservator
- ( ) Individual(s)
- ( ) Trustee(s)
- ( ) Other
- ( ) Partner(s)  
( ) General  
( ) Limited

The party(ies) executing this document is/are representing:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



EXHIBIT "A"

That portion of Parcel "C" of that certain easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of ingress, egress and public utilities, together with all necessary appurtenances, as described in Easement to the City of Riverside, by document recorded November 2, 1989, as Instrument No. 410668 of Official Records of Riverside County, California, located in, under, upon, over and along that certain real property located in the City of Riverside, County of Riverside, State of California, as described as follows:

Parcel 2 and a portion of Parcel 1 of Parcel Map 20166, as shown by map on file in Book 131 of Parcel Maps, Pages 11 and 12 thereof, Records of Riverside County, California, together with a portion of Section 4, Township 3 South, Range 4 West, San Bernardino Meridian, described as follows:

Parcel 2 of the Certificate of Compliance recorded December 8, 1994, as Instrument No. 458854 of Official Records of said Riverside County;

*TOGETHER WITH* that portion of said Section 4 described as follows;

COMMENCING at the most westerly corner of Parcel 2 of Parcel Map 20166, as shown by map on file in Book 131 of Parcel Maps, Pages 11 and 12 thereof, Records of Riverside County, California;

THENCE South  $12^{\circ}16'34''$  East, (recorded as South  $12^{\circ}50'31''$  East), along said westerly line of said Parcel 2, a distance of 137.21 feet to the **POINT OF BEGINNING** of the parcel of land being described;

THENCE South  $28^{\circ}18'24''$  West, a distance of 153.72 feet to a point in the west line of that certain parcel of land conveyed to the County of Riverside December 4, 1893, in Book 8, Page 172 of Deeds, Records of Riverside County, California;

THENCE South  $46^{\circ}00'04''$  West, a distance of 91.20 feet to the northerly line of Sycamore Canyon Boulevard, as described in deed to the City of Riverside, by document recorded July 7, 1994, as Instrument No. 273479 of Official Records of said Riverside County;

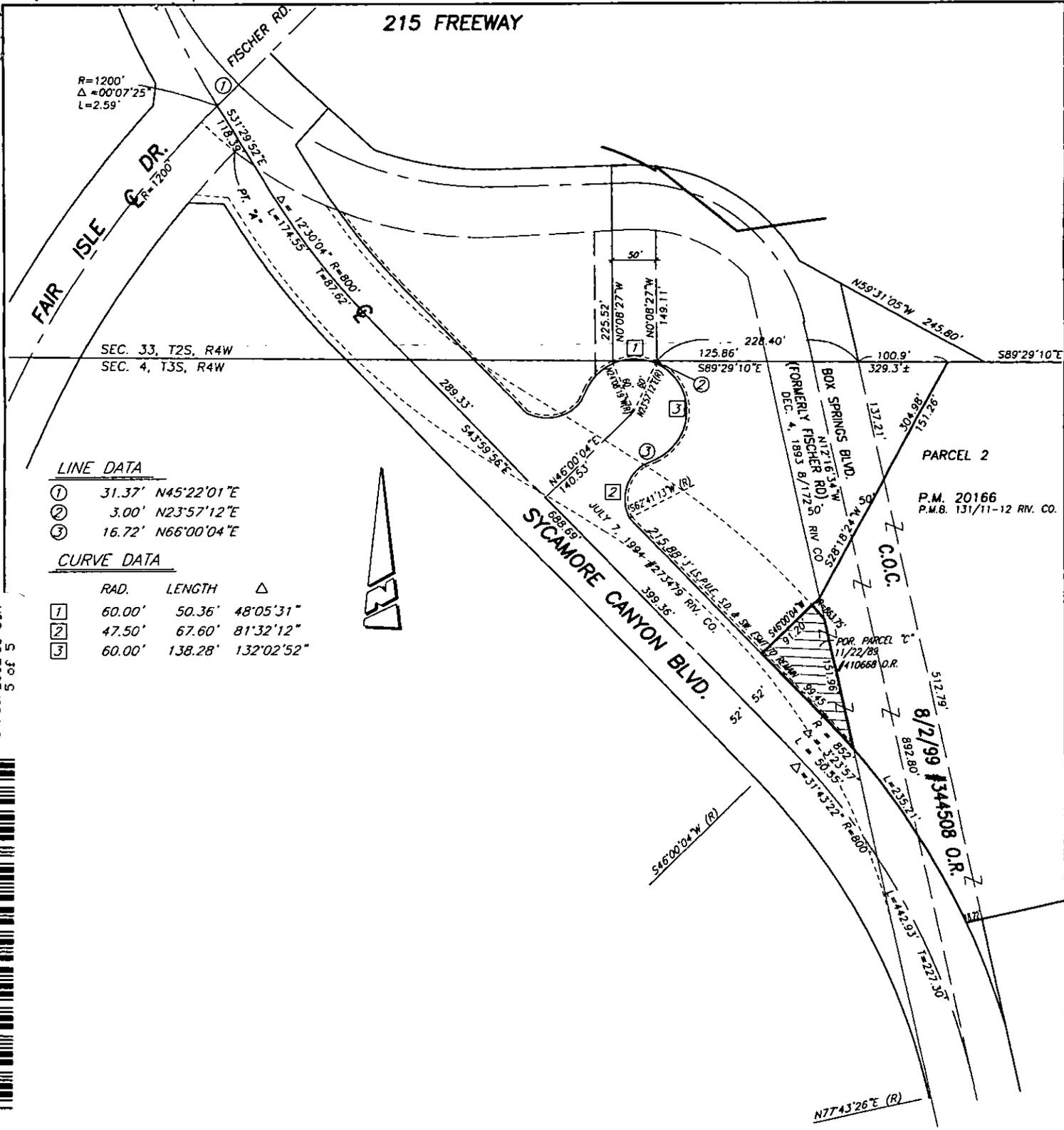
THENCE South  $43^{\circ}59'56''$  East, along said northerly line, a distance of 99.45 feet to the beginning of a tangent curve concave southwesterly and having a radius of 852.00 feet;

THENCE continuing southeasterly along said curve and along said northerly line, an arc length of 50.55 feet, through a central angle of  $03^{\circ}23'57''$  to the west line of that certain parcel of land conveyed to the County of Riverside, by document recorded December 4, 1893, in Book 8, Page 172 of Deeds, Records of Riverside County, California;

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**LINE DATA**

①	31.37'	N45°22'01"E
②	3.00'	N23°57'12"E
③	16.72'	N66°00'04"E

**CURVE DATA**

	RAD.	LENGTH	Δ
①	60.00'	50.36'	48°05'31"
②	47.50'	67.60'	81°32'12"
③	60.00'	138.28'	132°02'52"

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• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1"=150'

DRAWN BY: CURT

DATE: 2/1/02

SUBJECT: UTILITY EASEMENT QUITCLAIM