

THIS INSTRUMENT, Made this BASEMENT
26 day of April in the year of our
Lord, Nineteen Hundred and 54, between James B. Bird and Lillie G. Bird,
husband and wife as joint tenants, parties of the first part, and the City of
Riverside, a municipal corporation of the State of California, the party of
the second part:

WITNESSETH: That said parties of the first part, for and in consideration
of the sum of One Dollar (\$1.00), lawful money of the United States of America,
to them in hand paid by the said party of the second part, the receipt whereof
is hereby acknowledged, do by these presents grant unto said party of the
second part, a perpetual easement and right-of-way for the construction,
reconstruction, inspection, maintenance, operation and repair of PUBLIC UTILITIES,
hereinafter termed "structure", in, under and along that certain parcel of land
in the City of Riverside, County of Riverside, State of California, described
as follows, to-wit:

A perpetual easement and right-of-way.

All that portion of Lot 42, Block 12, Village of Arlington, as shown by Map
on file in Book 1, Page 62 of Maps, Records of San Bernardino County,
California, described as follows:

Commencing at the Southwesterly corner of said Lot 42, thence N. 56° 00' E.
along the Southeasterly line of said Lot, a distance of 138.0 feet; thence
N. 34° 01' 30" W. and parallel to the Southwesterly line of said Lot 42, a
distance of 115.0 feet to the true point of beginning of the parcel to be
described; thence continuing N. 34° 01' 30" W. a distance of 5.0 feet;
thence N. 56° 00' E. a distance of 62.0 feet; thence S. 34° 01' 30" E. a
distance of 5.0 feet; thence S. 56° 00' W. a distance of 62.0 feet to the
true point of beginning.

TOGETHER with the right to enter upon and to pass and repass over and
along said strip of land, and to deposit tools, implements and other material
thereon by said party of the second part, its officers, agents, and employees,
and by persons under contract with it and their employees, whenever and where-
ever necessary for the purpose of constructing, reconstructing, inspecting,
maintaining, operating or repairing said structures.

IN WITNESS WHEREOF, the said parties of the first part have hereunto
executed the within instrument the day and year first above written.

/s/ J. B. Bird
JAMES B. BIRD

/s/ Lillie G. Bird
LILLIE G. BIRD

Res. # 6173
Book 1582/166

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STATE OF CALIFORNIA) 26 April
COUNTY OF) 55.
) 54

On _____, before me, _____,
a Notary Public in and for said County and State, personally appeared _____

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

WITNESS my hand and official seal.

Notary Public in and for said County and State.

/s/ J. B. Bird

/s/ Lillie G. Bird