

100240.

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

FREE RECORDING

This instrument is for the benefit of the City of Riverside and is entitled to be recorded without fee (Government Code 6103)

Project: Zoning Case R-9-790

RECEIVED FOR RECORD
Min. Past 2:00 PM

MAY 10 1985

Recorded in Official Records
of Riverside County, California

W. J. ...
RECORDER
Fees

[Handwritten mark]

FOR RECORDER'S OFFICE USE ONLY

11204

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, CROW-EAVES-RIVERSIDE #1, a Texas limited partnership, as Grantor, grants to the CITY OF RIVERSIDE, a municipal Corporation of the State of California, as Grantee, its successors and assigns, a perpetual easement and right of way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of sanitary sewer facilities together with all necessary appurtenances, in, under, upon, over and along that certain real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

A strip of land 12.00 feet in width, over a portion of the west half of Lot 25 in Section 19, Township 2 South, Range 4 West, of the East Riverside Land Company, as shown by map on file in Book 6 of Maps, at page 44 thereof, records of San Bernardino County, California; the centerline of said strip of land being more particularly described as follows:

Commencing at a point in the east line of said west half of Lot 25, said point being 284.79 feet southerly from the northeast corner of said west half of Lot 25; said point also being in the centerline of that certain 12.00 foot wide sewer easement as conveyed to the City of Riverside by deed recorded January 4, 1982, as Instrument No. 317 of Official Records of Riverside County;

THENCE North 89° 47' 58" West, along the centerline of said 12.00 foot wide sewer easement, a distance of 28.00 feet;

THENCE North 00° 10' 46" East, along a line that is parallel with and distant 28.00 feet westerly, as measured at right angles, to the east line of said west half of Lot 25, a distance of 6.00 feet to a point in the northerly line of said 12.00 foot wide sewer easement and the true point of beginning;

THENCE continuing North 00° 10' 46" East, along said parallel line, a distance of 185.79 feet to a point that is 93.00 feet southerly, as measured at right angles, to the northerly line of said west half of Lot 25;

THENCE North 89° 50' 50" West, along a line parallel with and distant 93.00 feet southerly, as measured at right angles, to last mentioned northerly line, a distance of 259.31 feet to a line that is parallel

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with and distant 61.50 feet easterly, as measured at right angles, to the centerline of Chicago Avenue, and the end of this centerline description; last mentioned parallel line being the east line of Chicago Avenue.

TOGETHER WITH the right to clear and keep clear said easement and right of way from any structures or trees, to enter upon and to pass and repass over and along said property, and to deposit tools, implements and other material thereon by Grantee, its officers, agents and employees and by persons under contract with said Grantee and their officers, agents and employees, whenever and wherever necessary for the purpose of constructing, reconstructing, maintaining, operating, inspecting, repairing, replacing relocating, renewing and removing said sanitary sewer facilities. Provided, however, that the Grantor reserves the right to use and enjoy the land over which said easement and right of way is granted, for any purpose and in any manner which does not interfere with or impair the right of the Grantee to use said easement and right of way.

Dated 4/8/85

CROW-EAVES-RIVERSIDE #1,
a Texas limited partnership

by [Signature]
Hayden C. Eaves, III
by Managing Partner

DESCRIPTION APPROVAL
George L. Hutchings, III
Surveyor
85

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a Municipal Corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 5/10/85

[Signature]
Property Services Manager
title

STATE OF CALIFORNIA

COUNTY OF Los Angeles } ss.

On this 8th day of April, in the year 1985, before me, the undersigned, a Notary Public in and for said State, personally appeared Hayden C. Eaves III

_____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument on behalf of the Limited Partnership named therein, and acknowledged to me that the Limited Partnership executed it.

WITNESS my hand and official seal.

[Signature]
Notary Public in and for said State.



APPROVED AS TO FORM
[Signature]
ASST. CITY ATTORNEY

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EAST RIVERSIDE
LAND CO.

M.B. 6/44 S.S. CO.



NORTHEAST CORNER OF THE WEST HALF OF LOT 28.

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AVENUE

CHICAGO

THIRD

STREET

• 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

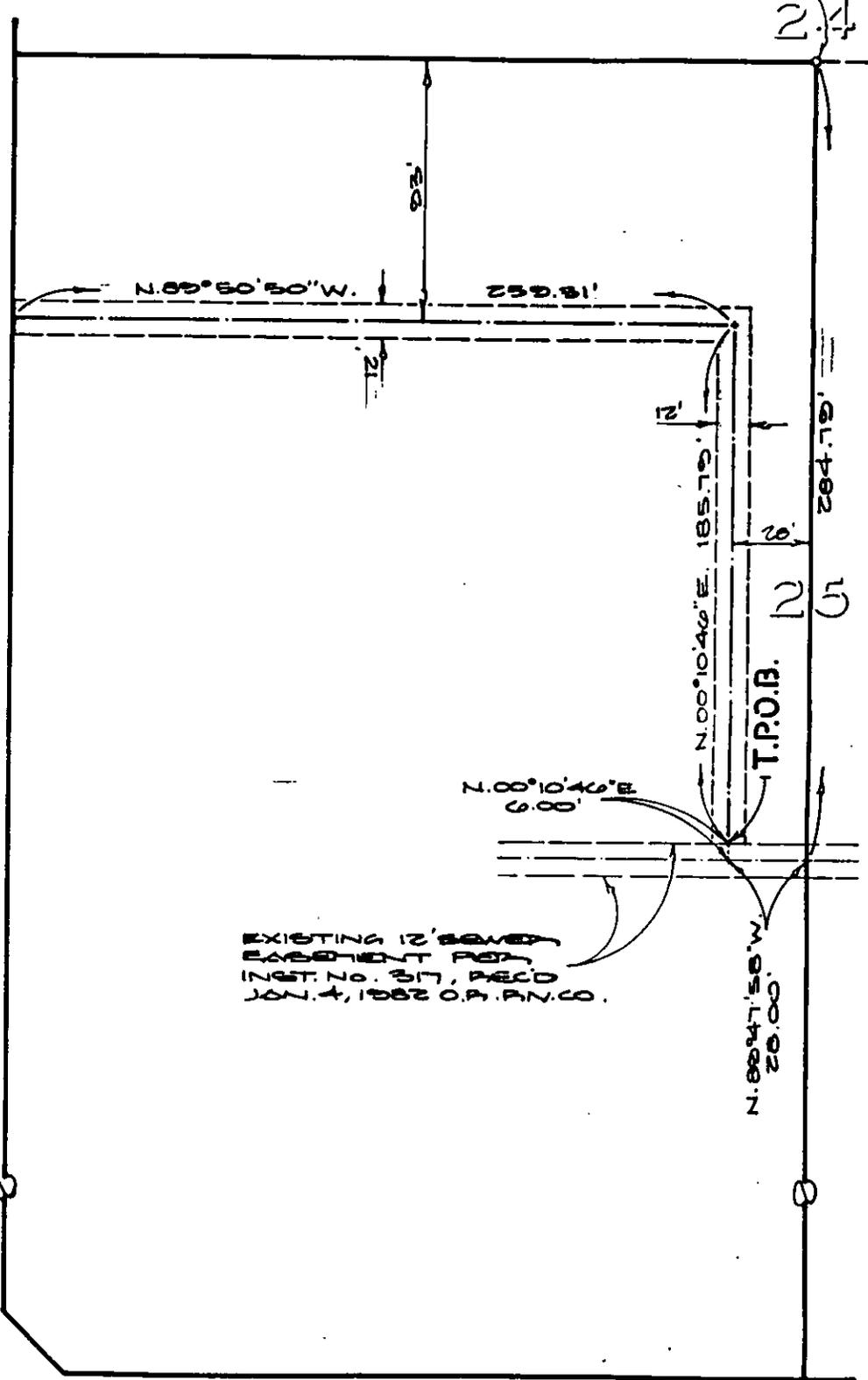
12/18-3

SCALE: 1" = 100'

DRAWN BY *[Signature]* DATE 1/24/05

SUBJECT 12' SEWER EASEMENT; Z.C. P.-S-700

11209



EXISTING 12' SEWER EASEMENT PER INST. NO. 317, REC'D JAN. 4, 1982 O.P. P.V. CO.