

21737

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)

RECEIVED FOR RECORD

Mir. Past J. check M.

JAN 18 1991

Recorded in Official Records of Riverside County, California

Recorder

Feast

FOR RECORDER'S OFFICE USE ONLY

Project: R-55-890
Magnolia Town Center

12864

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, MAGNOLIA TOWN CENTER, a California General Partnership, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation, as Grantee, its successors and assigns, an easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of vehicular and pedestrian traffic signal control facilities, together with all necessary appurtenances, in, under, upon, over and along that certain real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

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 real 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 vehicular and pedestrian traffic signal control facilities.

Dated JANUARY 7, 1991

MAGNOLIA TOWN CENTER
A California General Partnership
SIGNATURE PAGE ATTACHED HERETO AS
EXHIBIT "C" AND BY THIS REFERENCE

By _____
MADE A PART HEREOF

Title _____

By _____

Title _____

APPROVED AS TO FORM

Kathleen M. Gonzal
CITY ATTORNEY

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 January 18, 1991

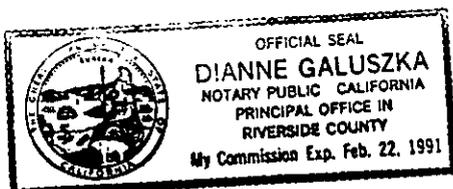
[Signature]
Real Property Services Manager
of the City of Riverside

1396u/b

STATE OF CALIFORNIA)
) ss.
 COUNTY OF RIVERSIDE)

On January 7, 1991, before me, the undersigned, a Notary Public in and for said County and State, personally appeared BART R. SINGLETARY, personally known to me (or proved to be on the basis of satisfactory evidence) to be one of the Partners of MAGNOLIA TOWN CENTER, the partnership that executed the within instrument and acknowledged to me that such partnership executed it.

WITNESS my hand and official seal.

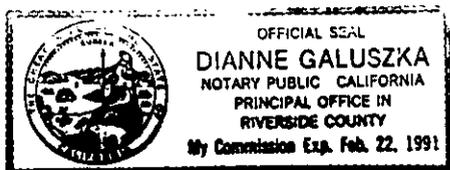


Dianne Galuszka
 Notary Public in and for said
 County and State

STATE OF CALIFORNIA)
) ss.
 COUNTY OF RIVERSIDE)

On January 7, 1991, before me, the undersigned, a Notary Public in and for said County and State, personally appeared WILLIAM R. AUSTIN, personally known to me (or proved to be on the basis of satisfactory evidence) to be the person who executed this instrument as Trustee under the Declaration of Trust of William R. Austin dated October 27, 1983, and acknowledged to me that he executed it as such Trustee and that such Trustee executed the within instrument as a Partner of MAGNOLIA TOWN CENTER, a California General Partnership, the Partnership that executed the within instrument and acknowledged to me that such partnership executed it.

WITNESS my hand and official seal.

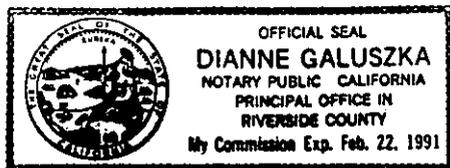


Dianne Galuszka
 Notary Public in and for said
 County and State

STATE OF CALIFORNIA)
) ss.
 COUNTY OF RIVERSIDE)

On January 7, 1991, before me, the undersigned, a Notary Public in and for said County and State, personally appeared DOUG JACOBS, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as the President on behalf of JACOBS DEVELOPMENT COMPANY, a California corporation, as the General Partner of JACOBS DEVELOPMENT COMPANY, LTD., a limited partnership, which partnership executed the within instrument as a Partner of MAGNOLIA TOWN CENTER, a California General Partnership, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same as a general partner of MAGNOLIA TOWN CENTER and that said last named partnership executed the same.

WITNESS my and and official seal.

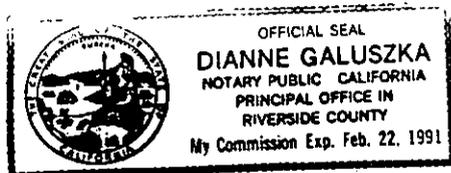


Dianne Galuszka
 Notary Public in and for said County and State

STATE OF CALIFORNIA)
) ss.
 COUNTY OF RIVERSIDE)

On January 7, 1991, before me, the undersigned, a Notary Public in and for said County and State, personally appeared DENNIS C. MACKEY, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as the President on behalf of MACKEY DEVELOPMENT, INC., a California corporation, as the General Partner of JACOBS DEVELOPMENT COMPANY, LTD., a limited partnership, which partnership executed the within instrument as a Partner of MAGNOLIA TOWN CENTER, a California General Partnership, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same as a general partner of MAGNOLIA TOWN CENTER and that said last named partnership executed the same.

WITNESS my and and official seal.



Dianne Galuszka
 Notary Public in and for said County and State



EXHIBIT "A"
LEGAL DESCRIPTION

THAT PORTION OF GOVERNMENT LOT 3 OF FRACTIONAL SECTION 34 AND ITS NORTHERLY EXTENSION INTO THE JURUPA RANCHO, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST EASTERLY CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN INSTRUMENT NO. 257636 RECORDED JULY 12, 1990, OFFICIAL RECORDS OF SAID COUNTY, SAID CORNER BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF MAGNOLIA AVENUE, 100.00 FEET WIDE;

THENCE SOUTH 27° 40' 07" WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 358.14 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 62° 19' 53" WEST A DISTANCE OF 35.00 FEET TO A LINE PARALLEL WITH, AND 35.00 FEET WESTERLY OF, MEASURED AT RIGHT ANGLES, SAID WESTERLY RIGHT-OF-WAY LINE;

THENCE SOUTH 27° 40' 07" WEST ALONG SAID PARALLEL LINE A DISTANCE OF 100.00 FEET;

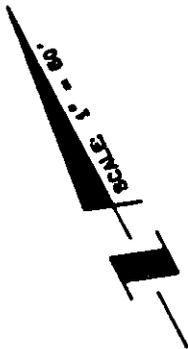
THENCE SOUTH 62° 19' 53" EAST A DISTANCE OF 35.00 FEET TO SAID WESTERLY RIGHT-OF-WAY LINE;

THENCE NORTH 27° 40' 07" EAST ALONG SAID WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 100.00 FEET TO THE TRUE POINT OF BEGINNING.

DESCRIPTION APPROVAL 12/20/90
George P. Hutchinson by WF
SURVEYOR, CITY OF RIVERSIDE

EXHIBIT "B"

SHEET 1 OF 1



INST. NO. 257836

REC. 7/12/1990
O.R. RIVERSIDE CO.

N 62° 19' 53" W
35.00

S 62° 19' 53" E
35.00

T.P.O.B.

S 27° 40' 07" W
100.00

N 27° 40' 07" E
100.00

P.O.B.

S 27° 40' 07" W
358.14

AVENUE

MAGNOLIA

ELIZABETH STREET

50'
100'
50'

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

9/20

SCALE: 1" = 60'

DRAWN BY Rm DATE 12/18/90

SUBJECT R-55-890

EXHIBIT "C"
SIGNATURE PAGE

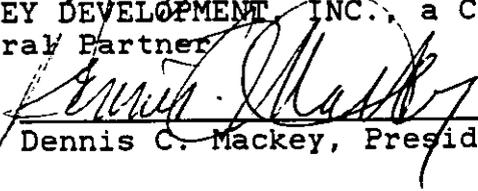
MAGNOLIA TOWN CENTER, a California General Partnership

BY: JACOBS DEVELOPMENT COMPANY, LTD., a California Limited Partnership, General Partner

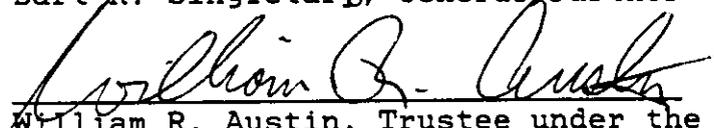
BY: JACOBS DEVELOPMENT COMPANY, a California Corporation

BY: 
Doug Jacobs, President

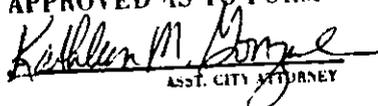
BY: MACKEY DEVELOPMENT, INC., a California Corporation, General Partner

BY: 
Dennis C. Mackey, President

BY: 
Bart R. Singletary, General Partner

BY: 
William R. Austin, Trustee under the Declaration of Trust of William R. Austin dated October 27, 1983, General Partner

APPROVED AS TO FORM


ASST. CITY ATTORNEY