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: 6310 Stearns Street A.P.N. 226-052-016

DOC # 2000-151260

04/24/2000 08:00A Fee:NC Page 1 of 5 Recorded in Official Records County of Riverside Gary L. Orso

sor, County Clerk & Recorder



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FOR RECORDER'S OFFICE USE ONLY

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AVIGATION EASEMENT

WHEREAS JOSE SALGADO and ROSA SALGADO, husband and wife as joint tenants, hereinafter called the "Grantors", are the owners in fee of that certain real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

Lot 34 of Mountain View Farms, as shown by map on file in Book 14, Page 24 of Maps, records of Riverside County, California.

hereinafter called "the Grantors' property"; and

WHEREAS the Grantors' property is located within the Airport Influence Area for the Riverside Municipal Airport operated by the City of Riverside; and

WHEREAS the Grantors have sought approval from the City of Riverside for the development of the Grantors' property by the project above-referenced; and WHEREAS the City of Riverside has conditioned the approval of such project by requiring the granting of an avigation easement over the Grantors' property;

NOW, THEREFORE FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, GRANTORS do hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, hereinafter referred to as "Grantee", its successors and assigns, for the use and benefit of the public, a perpetual easement and right of flight appurtenant to the Riverside Municipal Airport for the passage of aircraft by whomsoever owned and operated in the airspace above the surface of the Grantors' property described hereinabove, together with the right to cause in said airspace such noise, sound or shock waves, vibrations, dust, smoke, odors, fumes, fuel particles and other related conditions that may be inherent in the operation of aircraft landing at, taking off from or operating at or on the Riverside Municipal Airport. "Aircraft" is defined for the purposes of this instrument as any contrivance now known or hereinafter invented, used or designed for navigation of or flight in the air. Grantors hereby acknowledge that the Riverside Municipal Airport is an operating airport subject to increases in the intensity of use and operation, including present and future noise, sound or shock waves, vibrations, dust, smoke, odors, fumes, and fuel particles and related conditions, and Grantors hereby fully waive, remise and release any right or cause of action which Grantors may now or in the future have against Grantee, its successors and assigns, due to such noise, sound or shock waves, vibrations, dust, smoke, odors, fumes, fuel particles and other related conditions that may be caused by the operation of aircraft landing at or taking off from, or operating at or on the Riverside Municipal Airport. Said waiver and release shall include, but not be limited to, claims known or unknown for damages for physical or emotional injuries, discomfort, inconvenience, property damage, interference with use and enjoyment of property, diminution of property values, nuisance or inverse condemnation or for injunctive or other extraordinary or equitable relief.

Grantors, on the behalf of Grantors and the successors and assigns of Grantors, agree not to construct or permit the construction or growth of any structure, tree or other object that obstructs or interferes with the use of the rights herein granted or that creates electrical interference with radio communication between any installation at the Riverside Municipal Airport and aircraft, or to cause difficulty for pilots to distinguish between airport lights and other lights or to impair visibility in the vicinity of the Riverside Municipal Airport, or to otherwise endanger the landing, take-off, or maneuvering of aircraft on or at said Riverside Municipal Airport.

The foregoing grant of easement shall not be considered as otherwise prohibiting the use of the Grantor's property for any lawful purpose below minimum flight altitudes for aircraft presently authorized or hereafter authorized by the appropriate federal or state authority, provided all applicable federal, state and local regulations pertaining to height restrictions are adhered to.

IT IS UNDERSTOOD AND AGREED that this easement and the rights and restrictions herein created shall run with the land and shall be binding upon the Grantors and the heirs, administrators, executors, successors and assigns of Grantors.

April 3,2000

Concurs w

John Satatello Airport Director

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GENERAL ACKNOWLEDGEMENT	
State of California	OPTIONAL SECTION
On 4.3.00, before me Mar production (hame)	CAPACITY CLAIMED BY SIGNER () Attorney-in-fact () Corporate Officer(s) Title
a Notary Public in and for said State, personally appeared	Title
Jose Salgado de Rosa Salgado Name(s) of Signer(s)	() Guardian/Conservator () Individual(s)
personally known to me - OR - proved to me on the basis satisfactory evidence to be the person whose name(s) saxe subscribed to within instrument and acknowledged me that he saxe they executed the sax in his/ber their authorized capacity(ic and that by his/her/(heir signature(s))	n(s) the i to ame () Partner(s)
the instrument the person(s), or entity upon behalf of which the person acted, executed the instrument. NOTARY PUBLIC CALIFORNIA COMM. NO. 1217335 RIVERSIDE COUNTY MY COMM. EXP. MAY 15, 2003 WITNESS my hand and official seal.	the () Limited
Signature	
	I

CERTIFICATE OF ACCEPTANCE (Government Code Section 27281)

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. 18233 of said City Council adopted May 11,1993, and the grantee consents to recordation thereof by its duly authorized officer.

CITY OF RIVERSIDE

APPROVED AS TO FORM

6311STEARNSAVIG.DOC AROLYNCONFER
ASSISTANT CITY ATTORNEY

Real Property Services Manager

of the City of Riverside

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 CITY OF RIVERSIDE, CALIFORNIA 		•
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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" = 50'

Drawn by: sken

Date: 03/21/00

Subject: 6310 STEARNS ST. - BLDG. PERMIT 37-4