

Commonwealth Land Title Company

DOC # 2014-0492992

12/26/2014 10:59 AM Fees: \$0.00

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Recorded In Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

When recorded mail to:

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

**This document was electronically submitted
to the County of Riverside for recording**
Receipted by: CARAGON

FREE RECORDING

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

FOR RECORDER'S OFFICE USE ONLY

9305041

Project: Tequesquite Trunk Sewer Ph. II

Por. APN: 222-121-052 & 053

Address: 5071 Queen Street

TRA: 009-002

TTX: \$0.00

D- 17122

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Christopher L. Carpenter and Molly W. Carpenter, Trustee of The Carpenter Family Trust dated March 5, 1990, restated July 30, 2002, as Grantor(s), grant(s) to the CITY OF RIVERSIDE, a California charter city and 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 Sanitary Sewer Facilities, together with all necessary appurtenances, in, under, upon, over and along that certain real property 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,

D-17122

maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing said Sanitary Sewer Facilities.

Date: 9/26/14

Christopher L. Carpenter and Molly W. Carpenter, Trustee of The Carpenter Family Trust dated March 5, 1990, restated July 30, 2002

[Signature]
Christopher L. Carpenter, Trustee

[Signature]
Molly W. Carpenter, Trustee

State of California
County of Riverside } ss

On September 24, 2014, before me, Nicole Pico, Notary Public,
notary public, personally appeared, Christopher L. Carpenter and Molly W. Carpenter

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]
Notary Signature



**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, a California charter city and 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. 21027 of said City Council adopted September 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

DATED October 6, 2014

CITY OF RIVERSIDE

By: 

David Welch
Real Property Services Manager

APPROVED AS TO FORM


Supervising Deputy City Attorney

EXHIBIT "A"

Por. APN: 222-121-052 & 053
Sanitary Sewer Facilities Esmt.

That certain real property in the City of Riverside, County of Riverside, State of California described as follows:

That portion of Parcel 1 of Record of Survey on file in Book 34, at Page 58 of Record of Surveys, and that portion of Parcel 1 of Record of Survey on file in Book 34, at Page 26 of Record of Surveys, Both Records of Riverside County, California, lying within a strip of land 15.00 feet in width, the Northerly line being described as follows:

Beginning at the Northeast corner of Parcel 1 of said Record of Survey on file in Book 34, at Page 58;

Thence S.89°51'07"W. along the Northerly line of Parcel 1 of said Record of Survey on file in Book 34, at Page 58 and the Northerly line of Parcel 1 of Record of Survey on file in Book 34, at Page 26, a distance of 168.00 feet to the most Westerly corner of that certain parcel of land described in Certificate of Compliance, recorded December 20, 1991 as Instrument No. 441864, Official Records of Riverside County, California, said corner being the termination of said line description;

The sidelines of said strip of land 15.00 feet in width shall be prolonged or shortened to terminate Westerly in the Westerly line of said Certificate of Compliance and prolonged or shortened to terminate Easterly in the Easterly line of Parcel 1 of said Record of Survey on file in Book 34, at Page 58;

EXCEPTING FROM the above described strip of land any portion lying within that certain Sewer Easement Granted to the City of Riverside by document recorded June 16, 1961, in Book 2927, Page 403, et seq., Records of Riverside County, California.

The above described parcel of land contains 857 square feet, more or less.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.


Mark S. Brown, L.S. 5655
License Expires 9/30/13

8/5/2012 Date
Prep. EV



sewer esmt. to the City
of Riverside, rec. 6/16/61
as Inst. No. 51999, in
Book 2927, Page 403, et
seq., Rec. Riv. Co.

S89°51'07"W 168.00'

N89°33'12"W
141.98'

11.00'

15'

POR. APN 222-121-052 & 053
SANITARY SEWER
FACILITIES ESMT.
AREA - 857 SQ./FT.



PAR. 1

R.S. 34/26

N00°08'53"W
120.00'

PAR. 2

Certificate of Compliance
rec. 12/20/91, as Inst.
No. 441864, O.R.

blanket artificial drainage
waters esmt. to the City of
Riverside, rec. 6/16/61 in
Book 2927, Page 383, O.R.

PAR. 1

R.S. 34/58

POR. SEC. 36,
T. 2 S., R. 5 W., S.B.M.

QUEEN
STREET

PAR. 3

• CITY OF RIVERSIDE, CALIFORNIA • D-17122

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