

Commonwealth Land Title Company

DOC # 2017-0041594  
01/31/2017 04:07 PM Fees: \$0.00  
Page 1 of 5  
Recorded in Official Records  
County of Riverside  
Peter Aldana  
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\*\*  
Received by: SOPHIA #466

**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

Project: 69KV RTRP  
Por. A.P.N.: 143-030-009  
Address: Vacant Land  
93052M  
TRA: 009-175

**D- 17370**

**EASEMENT**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Bowlus Pacific Ventures, LLC, a California limited liability company**, 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 **ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION 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, maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing said **ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES**.

Dated 11/3/2016

**Bowlus Pacific Ventures, LLC, a California limited liability company**

By: [Signature]

By: \_\_\_\_\_

Print Name: Kirk David Bowlus

Print Name: \_\_\_\_\_

Title: Managing Member

Title: \_\_\_\_\_

**ACKNOWLEDGMENT**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Riverside } ss

On Nov. 3, 2016, before me, Carolyn Villines,  
notary public, personally appeared, Kirk David Bowlus

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 November 15, 2016

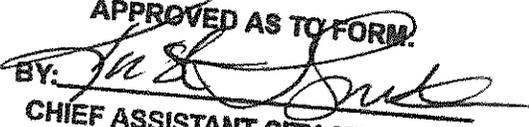
CITY OF RIVERSIDE

By: \_\_\_\_\_

  
David Welch  
Real Property Services Manager

APPROVED AS TO FORM.

BY: \_\_\_\_\_

  
CHIEF ASSISTANT CITY ATTORNEY

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Project: 69KV RTRP  
Por. A.P.N.: 143-030-009  
Address: Vacant Land

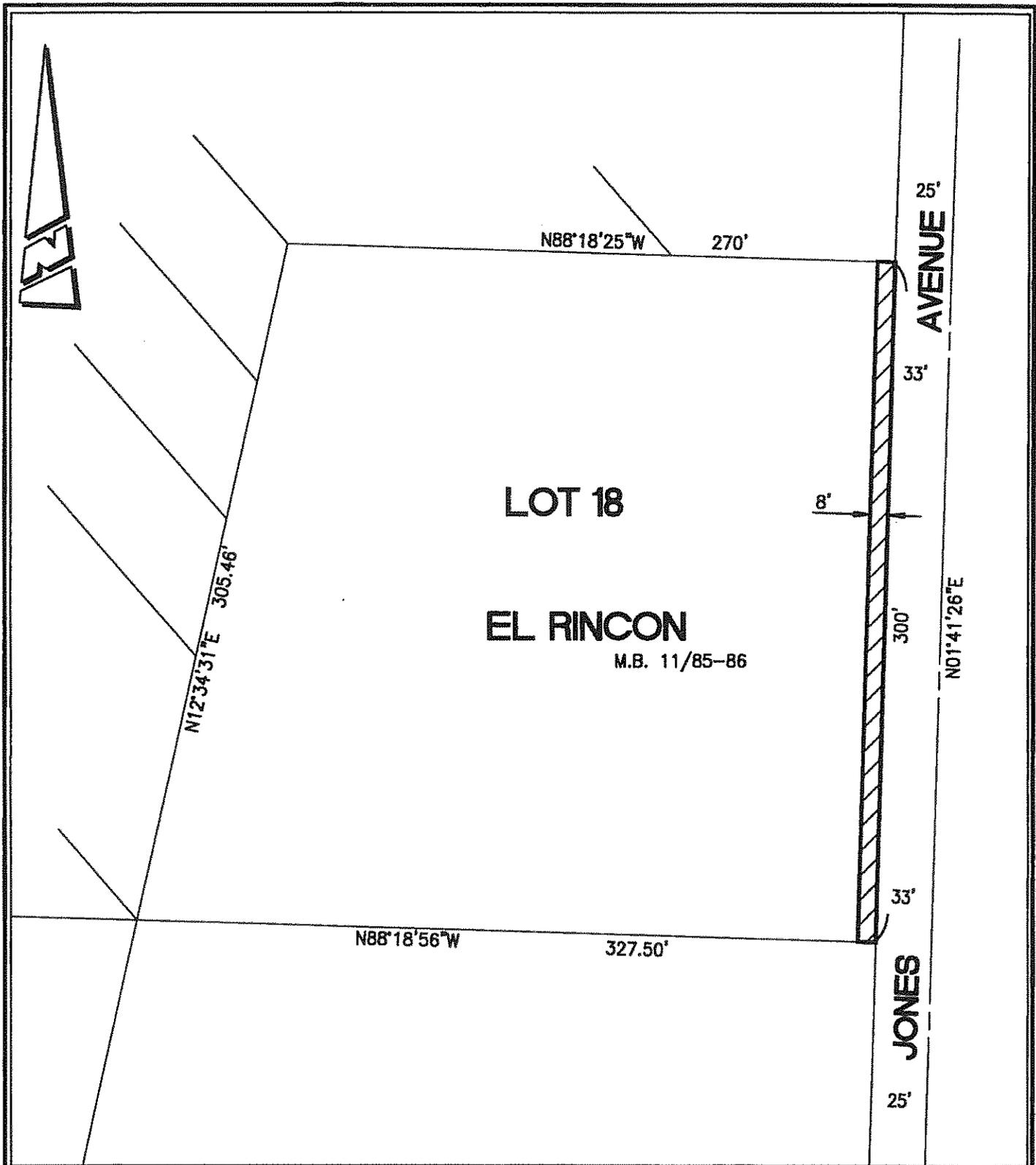
That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

The Easterly 8.00 feet of Lot 18 of El Rincon, as shown by map on file in Book 11, Pages 85 and 86 of Maps, Records of Riverside County California.

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

Curtis C. Stephens 10/11/16 Prep. (CS)  
Curtis C. Stephens, L.S. 7519 Date





• **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

SCALE: 1"=60'

DRAWN BY: CURT

DATE: 10/07/16

SUBJECT: PUBLIC UTILITIES EASEMENT - APN 143-030-009

D-17370