

When recorded mail to:

City Clerk's Office - City Hall

3711 Orange Street

Riverside, California 92501

Knoll Strong Storm Drain

DOCUMENTARY TRANSFER TAX

\$ None

Signature *[Signature]*

CITY OF RIVERSIDE

Microfilm recording from 4-1-65. Book and page number no longer assigned. Identify by document number and year of filing.

RECEIVED FOR RECORD

FEB 13 1970

50 Min. Past 3 o'Clock M

At Request of CITY CLERK

Recorded in Official Records of Riverside County, California

W.H. Dabugh

[Signature]

FEE \$

7017

[Signature]

FOR RECORDER'S OFFICE USE ONLY

CITY DEED NO. _____

STORM DRAIN
EASEMENT

APPROVED AS TO FORM

[Signature]
DEPUTY CITY ATTORNEY

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

ELSIE BALLARD MUMMA, a married woman, and HAROLD J. MUMMA, her husband,
as joint tenants,

as Grantors, grant(s) 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 storm drain facilities,

together with all necessary appurtenances, in, under, upon, over and along that certain real property situated in the County of Riverside, State of California, described as follows:

A strip of land 10.00 feet in width over a portion of Lot 12 of LEATHE KNOLLS, as shown by map on file in Book 25, Page 94 and 95 of Maps, records of Riverside County, California, and over that portion of Lot 64 of the lands of the SOUTHERN CALIFORNIA COLONY ASSOCIATION, as shown by map on file in Book 7, Page 3 of Maps, records of San Bernardino County, California; the centerline of said strip being described as follows:

Commencing at the Northwest corner of said Lot 12;

Thence South 29° 00' 30" West, along the northwesterly line of said Lot 12, a distance of 11.34 feet;

Thence South 18° 19' 14" West, 26.96 feet to the southeasterly line of a 5 foot drainage easement of said Lot 12 as shown by said LEATHE KNOLLS and to the TRUE POINT OF BEGINNING;

Thence continuing South 18° 19' 14" West, 44.93 feet to the beginning of a tangent curve, concave to the Northwest, having a radius of 500.00 feet;

Thence southwesterly, along said curve, an arc length of 93.20 feet, through a central angle of 10° 40' 46" to a point in the southwesterly line of that certain parcel of land conveyed to ELSIE BALLARD MUMMA and HAROLD J. MUMMA, as Parcel 2, by deed recorded August 6, 1959, Instrument No. 68537, Official Records of said Riverside County, California, and to the END of this centerline description; said point also being in a line that is parallel with and distant 58.00 feet Northwesterly as measured at right angles to the Northwesterly line of Lot A as shown on said LEATHE KNOLLS.

The side lines of the above described 10-foot wide parcel shall be lengthened or shortened so as to terminate in said southeasterly line of the 5-foot drainage easement of said Lot 12.

DESCRIPTION APPROVAL

by *George P. Hutchinson* 1/19/69 by *E.M.*

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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 Storm Drain 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 2-7-70

Elsie Ballard Mumma
ELSIE BALLARD MUMMA

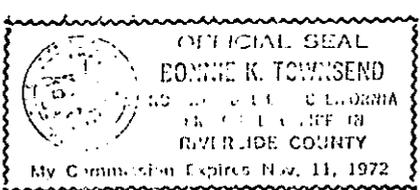
WITNESS: Richard H. Ardrey

Harold J. Mumma
HAROLD J. MUMMA

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STATE OF CALIFORNIA,
COUNTY OF Riverside } ss.

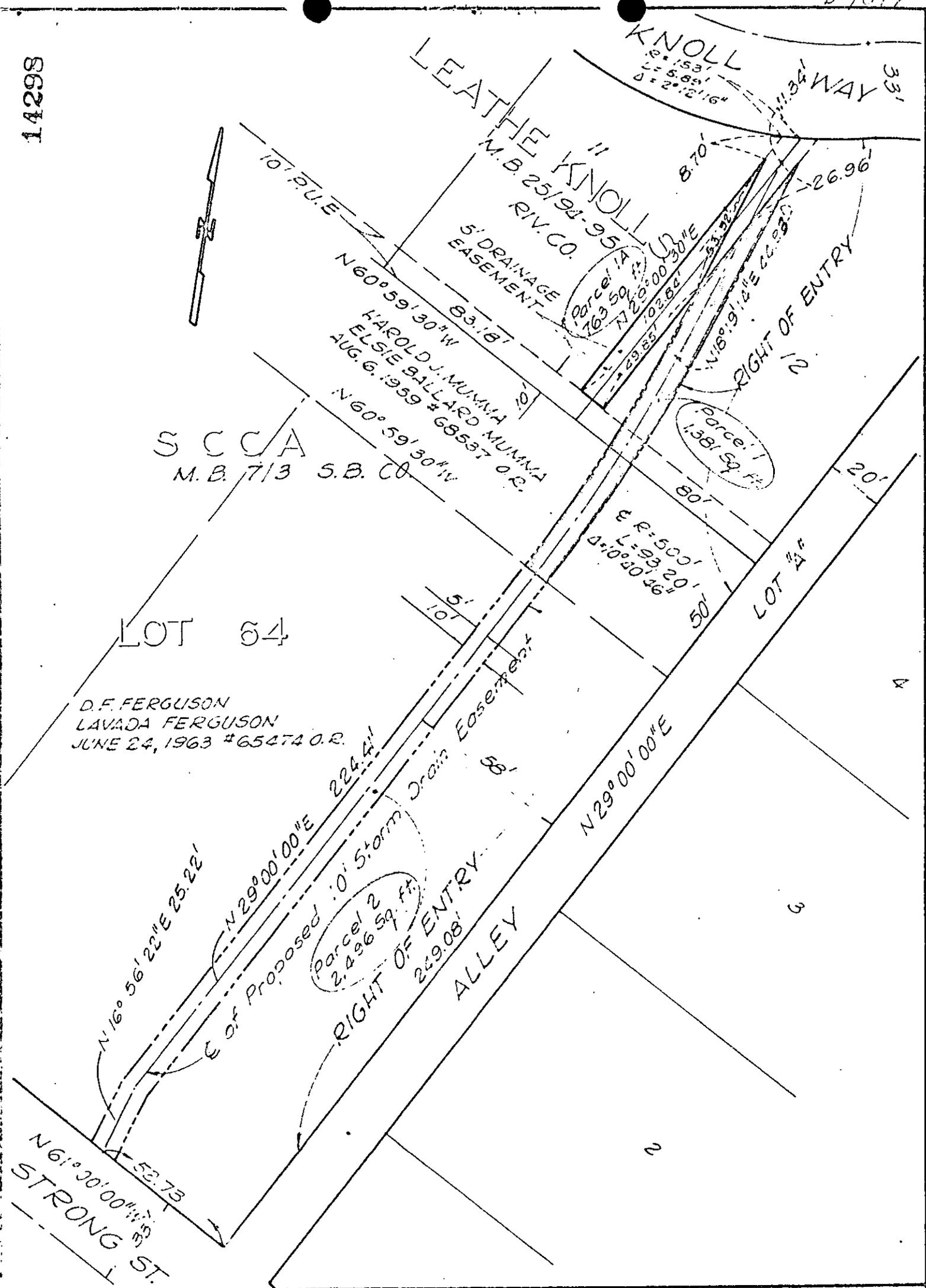
ON February 9, 1970,
before me, the undersigned, a Notary Public in and for said State, personally appeared
Richard H. Ardrey
personally known to me to be the person whose name is subscribed to the within Instrument, as a Witness thereto, who being by me duly sworn, deposes and says:
That he resides in Riverside County
and that he was present and saw Elsie Ballard Mumma
and Harold J. Mumma
personally known to him to be the same person s described in and whose name s subscribed to the within and annexed Instrument as Part ies thereto, execute and deliver the same, and they acknowledged to said affiant that they executed the same; and that said affiant subscribed his name thereto as a Witness.
WITNESS my hand and official seal.



Bonnie K. Townsend
Bonnie K. Townsend
NAME (TYPED OR PRINTED)
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CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT

2/5

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

SCALE: 1" = 40'

DRAWN 12-10-68 BY G.S.

SUBJECT KNOLL - STRONG storm drain

OF SHEETS

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