

2016-0541943

12/06/2016 11:54 AM Fee: \$ 23.00

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Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



RECORDING REQUESTED BY)
AND WHEN RECORDED MAIL TO:)

Housing Authority of the City of Riverside)
3900 Main Street)
Riverside, CA 92522)
Attn: Executive Director)
Project: Home Front at Camp Anza)

242					(R)	A	Exam: 980		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
6	1								
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(Space above for Recorder's Use Only)

This document is exempt from the payment of a recording fee pursuant to Government Code Section 27383.

20

RELEASE OF CONSTRUCTION COVENANTS

THIS RELEASE OF CONSTRUCTION COVENANTS ("Release") is hereby made as of this 5th day of December, 2016, by the HOUSING AUTHORITY OF THE CITY OF RIVERSIDE, a public body corporate and politic (the "Authority") in favor of CAMP ANZA, L.P., a California limited partnership ("Developer").

RECITALS

A. The Authority and the Developer entered into that certain Disposition and Development Agreement dated for identification purposes only as of November 20, 2013 (the "Agreement"). The original and executed version of the Agreement was not recorded.

B. Pursuant to the Agreement, the Authority and the Developer entered into that certain Regulatory Agreement dated November 1, 2014. The Agreement provides for the completion of certain improvements (the "Project") to certain real property (the "Site") situated in the City of Riverside, California, and more particularly described on Exhibit "A" attached hereto and made a part hereof by this reference. Capitalized terms used herein and not otherwise defined shall have the meaning set forth in the Regulatory Agreement. The original and executed version of the Regulatory Agreement was recorded with the County of Riverside Recorder on December 3, 2014 as Document # 2014-0461722.

C. As required in the Agreement and the Regulatory Agreement, the Authority shall furnish the Developer with a Release of Construction Covenants upon completion of the Project which Certificate shall be in such form as to permit it to be recorded in the Riverside County Recorder's Office.

D. The Authority has conclusively determined that the construction of the Project required by the Agreement, and the Regulatory Agreement on the Site has been satisfactorily

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completed.

NOW, THEREFORE, Authority hereto certifies as follows:

1. As provided in the Regulatory Agreement, the Authority does hereby certify that all of the construction of the Project on the Site has been fully and satisfactorily performed and completed in accordance with the Agreement and the Regulatory Agreement.

2. After the recordation of this Release any person or entity then owning or thereafter purchasing, or otherwise acquiring any interest in the Site will not (because of such ownership, purchase, or acquisition) incur any obligation or liability under the Disposition Agreement, or the Regulatory Agreement to construct the Project, however, such party shall be bound by any and all of the covenants, conditions, and restrictions concerning the use, maintenance and operation of the Site which survive such recordation.

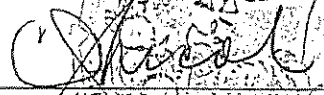
3. This Release is not a notice of completion as referred to in Section 3093 of the California Civil Code.

IN WITNESS WHEREOF, the Authority has executed this Release as of the date set forth above.

HOUSING AUTHORITY OF THE CITY OF RIVERSIDE, a public body, corporate and politic

By: 
Executive Director

ATTEST:


Authority Secretary

APPROVED AS TO FORM:

By: 
Housing Authority General Counsel

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)
)ss
COUNTY OF RIVERSIDE)

On December 5, 2016, before me, Lorena Verdusco, Notary Public, personally appeared Emilio Ramirez & Colleen J. Nicol 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(es), 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.

Lorena Verdusco
Notary Signature



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EXHIBIT A
Camp Anza Officers Club
P-13-0697


APN's 151-123-005, -006, -007, -008, -013

Parcel 1

Lot 111 Together with Lots 112 through 116 of Camp Anza Subdivision No. 1 as shown by map on file in Book 22, Pages 81 and 82 of Maps, records of Riverside County, California;

Excepting therefrom the southerly 20.00 feet of said Lot 111 of Camp Anza Subdivision No. 1

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

Curtis C. Stephens 9/10/13 Prep. 
Curtis C. Stephens, L.S. 7519 Date

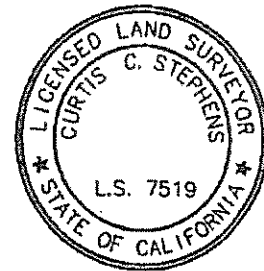
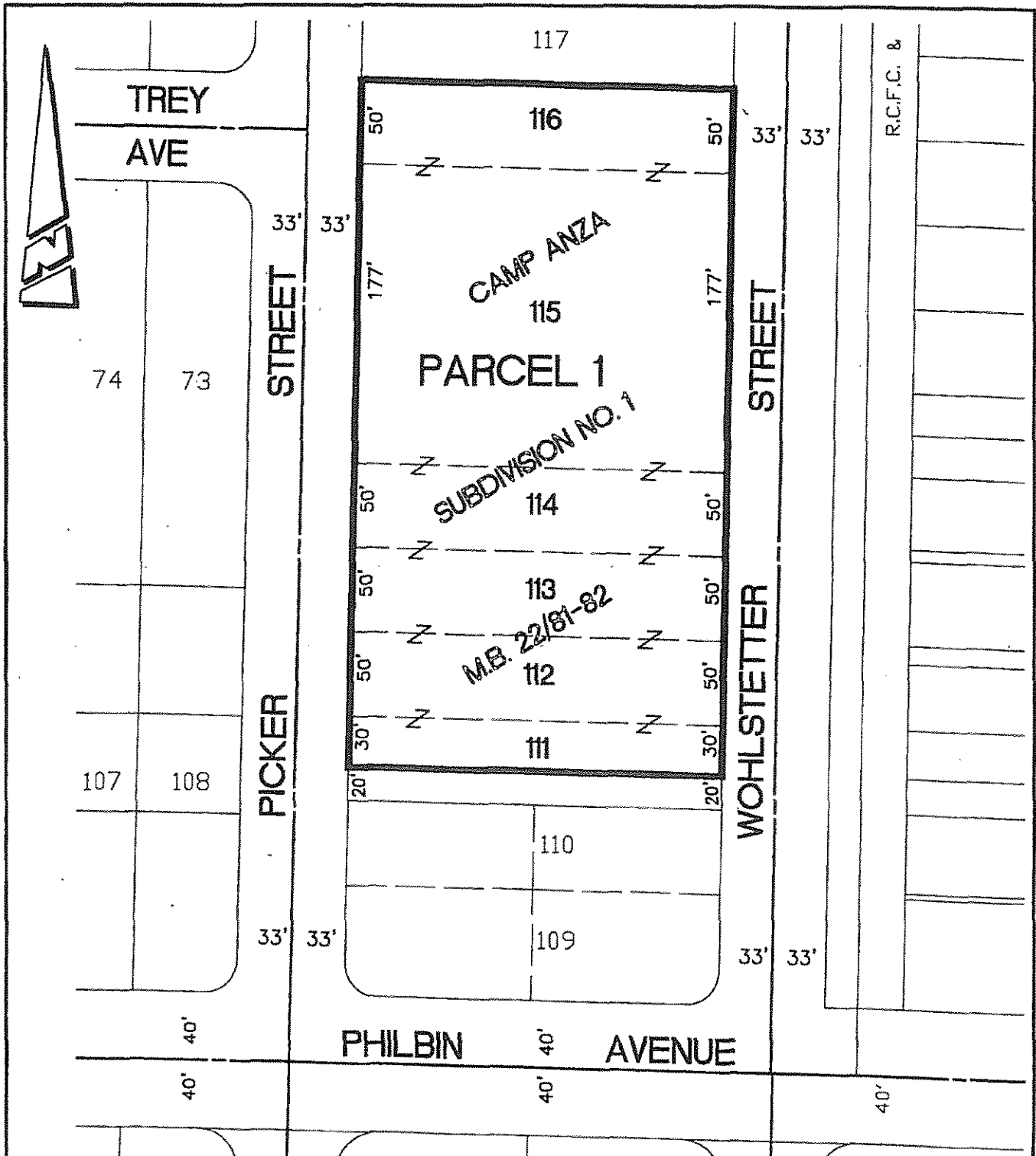


EXHIBIT "A"
LEGAL DESCRIPTION

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• 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"=80'

DRAWN BY: CURT

DATE: 9/16/12

SUBJECT: CAMP ANZA OFFICER'S CLUB

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