

When recorded mail to  
City of Riverside, 3900 Main St.  
Riverside, CA. 92522  
Attn: City Engineer

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

RECEIVED FOR RECORD  
4:55 Min. Past 2 o'clock P.M.  
At Request of  
*City Clerk*

Book 1981, Page 135886

JUL 17 1981

Recorded in Official Records  
of Riverside County, California

*Daniel D. Siskin* Recorder  
PSSS 5-11

COVENANT AND AGREEMENT

(PMW-77-80i)

THIS COVENANT AND AGREEMENT is made and entered into this 24th day  
of June, 1981, by THE VALERON CORPORATION, a Michigan corporation, the owner  
of record of the following described real property located in the City of  
Riverside, County of Riverside, State of California;

All that portion of the southeast quarter of  
Section 18, Township 2 South, Range 4 West,  
San Bernardino Meridian, shown as Parcels 1  
and 2 on Record of Survey recorded in Book 55  
of Record of Surveys, at page 18 thereof,  
Records of Riverside County, California.

For the purpose of complying with the conditions imposed by the  
City of Riverside, California, for the approval of Parcel Map Waiver 77-801,  
in connection with the above described property, the undersigned, for itself,  
its successors and assigns, hereby covenant and agree with the City of  
Riverside that the above described property, which fronts on Iowa Avenue, a  
public street, will not be served by an opening in the median to be  
constructed in Iowa Avenue, thereby restricting access to the above described  
property from the south bound lane of traffic on said street, and further  
that the undersigned, for itself, its successors and assigns, releases the  
City of Riverside from any and all claims, demands, suits or actions that  
the undersigned may now or in the future have arising out of the construction

135886

135886

DESCRIPTION APPROVAL  
*George H. Anderson* 7/17/81  
Surretor

Please record for the benefit of the City of  
Riverside  
*[Signature]*  
Property Services Manager

135886

1 of said median.

2 The undersigned further covenants and agrees that in the event the  
3 median in Iowa Avenue adjacent to the above described property is not  
4 constructed at such time as the subject property is leased, sold, transferred  
5 or conveyed to another, the undersigned, or its successors or assigns shall  
6 give prior written notice to said party that the property will not be served  
7 by an opening in the median to be constructed in Iowa Avenue.

8 This Covenant and Agreement shall run with the land and shall be  
9 binding upon the undersigned, its successors and assigns until such time as  
10 the median in Iowa Avenue adjacent to the above described property is  
11 constructed, at which time it shall automatically terminate.

12 Should the City of Riverside bring any action to enforce the terms  
13 of this Covenant and Agreement, the parties hereto, their heirs, successors  
14 and assigns shall pay to the City of Riverside its court costs and reasonable  
15 attorney's fees.

16 IN WITNESS WHEREOF the undersigned has caused this Covenant and  
17 Agreement to be executed the day and year first above written.

18  
19 THE VALERON CORPORATION,  
20 a Michigan corporation

21 By: John R. Tarnowski  
22 John R. Tarnowski, Vice President  
23 Finance and Treasurer

24 Executed before me, a Notary  
25 Public, this 1st day of  
26 July, 1981.

27 Angelyn Alford  
28 ANGELYN ALFORD  
Notary Public, Oakland County, Mich.  
My Commission Expires May 29, 1984

APPROVED AS TO FORM

Charles J. ...  
ASST. CITY ATTORNEY

135986

CERTIFIED RESOLUTION

I, Donald A. Panek, Secretary of The Valeron Corporation a Michigan corporation (the "Corporation") do hereby certify that the following resolution is a true and correct copy of a resolution duly and legally adopted by the Finance Committee of the Board of Directors of said corporation on June 17, 1981, and that said resolution is now in full force and effect and has not been revoked.

Whereas, it is desirable and important to the business success of the Corporation to sell certain real property in the City of Riverside, County of Riverside, State of California, said property being located near the intersection of Iowa and Spruce Streets.

Now Therefore be it resolved that the Vice President, Finance and Treasurer of the Corporation is authorized to execute a form of Covenant And Agreement required by the City of Riverside and any other documents as necessary to procure a lot line adjustment so that a sale of the aforesaid real property can occur.

I further certify that the office referred to in the foregoing resolution is now held by the following duly elected and qualified officer of the Corporation and whose signature appears after his name:

<u>Officer</u>	<u>Office</u>	<u>Signature</u>
John R. Tarnowski	Vice President, Finance and Treasurer	<u>John R. Tarnowski</u>

In witness whereof I have executed this Certificate for and on behalf of the Corporation and have affixed hereto the Corporate Seal this 1st day of July, 1981.

THE VALERON CORPORATION

By: Donald A. Panek  
Donald A. Panek  
Secretary

STATE OF MICHIGAN        )  
                                  ) SS.  
COUNTY OF OAKLAND    )

I hereby certify that on the 1st day of July, 1981, before me, a Notary Public duly qualified and authorized to take acknowledgments according to the laws of the State of Michigan, personally appeared Donald A. Panek, Secretary of The Valeron Corporation, a Michigan corporation, and he affixed thereto the official seal of said Corporation and said person making said acknowledgment is known to me to be the individual described in and who executed said Certification as the act and deed of said Corporation.

In witness whereof, I have hereunto set my hand and official seal at Troy, said County and State, the day and year last above written.

Carol Ann Mc Cartney  
Notary Public, Oakland County,  
Michigan

(NOTARY)  
(SEAL)

My commission expires: 6-23-84

C/A-51