

When Recorded Return To:

CITY CLERK  
3900 Main Street  
Riverside, California 92522

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 RECORDING  
CITY CLERK  
DEC 23 1981  
RECORDED IN OFFICE OF  
COUNTY CLERK, CALIFORNIA

Dec 23, 1981

237096

COVENANT AND AGREEMENT  
(1345 Halifax Drive)

This Covenant and Agreement is made and entered into this 18<sup>th</sup> day of December, 1981, by RONALD T. MIHATA and SHIZUKO O. MIHATA, the owners of record of the real property located in the City of Riverside, County of Riverside, State of California, described as follows:

Lot 78, in Tract 3825 in accordance with Map on file in Book 70, pages 8 through 12, inclusive, of Maps, all of which are recorded in Riverside County, California.

In consideration for the approval by the City of Riverside of a variance, Zoning Case V-59-812, and the issuance of a building permit, the undersigned, for themselves, their heirs, successors and assigns, hereby covenant and agree with the City of Riverside as follows:

1. To release the City of Riverside, its officers, employees and agents, from any and all claims, demands, suits or other actions that the undersigned may now or in the future have arising out of or incurred as a result of building over a private spring drain easement on the above-described property.
2. To defend, indemnify and hold harmless the City of Riverside, its officers, employees, and agents, from any and all liabilities, expenses, claims or causes of action arising out of or resulting from building over a private spring drain easement on the above-described property.

This Covenant and Agreement shall run with the land and shall be binding upon the undersigned, their heirs, successors, and assigns, and shall continue in effect until such time as released by the City of Riverside, California.

Should the City of Riverside bring any action to enforce the terms of this Covenant and Agreement, the undersigned, their heirs, successors and assigns shall pay to the City of Riverside its costs and reasonable attorneys' fees.

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

Please record for the benefit of the City of Riverside  
Property Services Manager

APPROVED AS TO FORM  
Ronald M. Clark  
DEPUTY CITY CLERK

Ronald T. Mihata  
RONALD T. MIHATA  
Shizuko O. Mihata  
SHIZUKO O. MIHATA

ACK. ATTACHED

C/A-67

237096