

19059

When recorded, mail  
City of Riverside, 300 Main Street  
Riverside, CA. 92522  
Attn: City Engineer

RECEIVED FOR RECORD  
25 Min. Post 10 o'clock A.M.  
At Request of

Book 1984, Page 19059

JAN 30 1984

Records Section  
of Riverside County, California

W. H. ...  
Recorder  
Fees \$

COVENANT AND AGREEMENT  
FOR PRIVATE SEWER EASEMENT

This Covenant and Agreement is made and entered into this  
6<sup>th</sup> day of January, 1984, by Robert A. Inghly, Ronald Deham,  
and Robert Halstein, the owner(s) of record of the  
following described real property located in the City of Riverside,  
County of Riverside, State of California:

That portion of Lot 1 in the southeast one-quarter  
of Section 29, Township 2 South, Range 5 West, SBM  
as shown on United States Government Survey described  
as follows:

- COMMENCING at the Southeast corner of said Section 29;
- THENCE South 89° 21' 25" West along the South line of  
said Section 29, a distance of 889.89 feet;
- THENCE North 00° 38' 35" West a distance of 25.00 feet  
to the point of beginning;
- THENCE South 89° 21' 25" West, a distance of 153.50 feet;
- THENCE North 00° 38' 35" West, a distance of 316.37 feet;
- THENCE North 89° 21' 25" East, a distance of 153.50 feet;
- THENCE South 00° 38' 35" East, a distance of 316.37 feet  
to the point of beginning.

DESCRIPTION APPROVAL  
George P. Hatcher  
1/30/84

For the purpose of complying with one of the conditions imposed  
by the City of Riverside, California, for the approval of City of  
Riverside Parcel Map No. 19006, the tentative map of which was approved  
by the Planning Commission of the City of Riverside on October 7, 1982,  
the undersigned hereby covenant and agree that, in order to provide  
means for future owners of each of the three parcels to be created by  
said Parcel Map 19006 to connect to a public sewer located in Jurupa  
Avenue, the following described strip of property shall be established  
and set aside as a private easement for the construction, maintenance  
and use of sanitary sewer facilities, hereinafter called "easement":

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DESCRIPTION APPROVAL  
by George H. Hutchinsby 4/5/83  
Surveyor

An easement 6.00 feet in width over that portion of Lot 1 in the Southeast one-quarter of Section 29, Township 2 South, Range 5 West SBM as shown on United States Government Survey more particularly described as follows:

A strip of land 6.00 feet in width, the centerline of said strip of land being described as follows:

COMMENCING at the Southeast corner of said Section 29;  
THENCE South 89° 21' 25" West, a distance of 1043.39 feet along the South line of said Section 29;  
THENCE North 00° 38' 35" West a distance of 341.37 feet;  
THENCE North 89° 21' 25" East, a distance of 3.00 feet to the point of beginning of the centerline to be described;  
THENCE South 00° 38' 35" East, a distance of 140.37 feet;  
THENCE North 89° 21' 25" East, a distance of 80.00 feet to the terminus of said centerline.

It is further covenanted and agreed that as the parcels created by Parcel Map 19006 are sold, conveyed, leased or otherwise transferred, the undersigned shall grant or reserve as appropriate said above-described easement to insure that the owner(s) of Parcels 2 and 3 have a private sanitary sewer easement across Parcel 1 to connect to the public sewer located in Jurupa Avenue. Said easement shall contain all rights deemed reasonable and necessary for the construction and maintenance of a private sewer.

These covenants and agreements shall run with the land and shall be binding upon the undersigned, their heirs, successors, or assigns, and shall continue in effect until such time as released by the City Council of the City of Riverside, California.

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

*Ronald Robinson*  
*Robert A. McCarty*  
*Robert Halstein*

TO 442 C  
(Partnership)

STATE OF CALIFORNIA  
COUNTY OF Riverside } SS.

On January 6, 1984  
before me, the undersigned, a Notary Public in and for said State, personally appeared

Robert A. McCarty  
Ronald Robinson  
Robert Halstein known to me

to be all of the partners of the partnership that executed the within instrument, and acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal.  
Signature Marie T. Fitzpatrick  
MARIE T. FITZPATRICK  
Name (Typed or Printed)



STAPLE HERE 19059

C/A-96