

When recorded mail to:

Meridian Park West Building I, LLC
c/o Timothy C. Reeves
1156 N. Mountain Avenue
Upland, CA 91785

DOC # 2019-0390531

10/01/2019 08:00 AM Fees: \$42.00

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Recorded in Official Records

County of Riverside

Peter Aldana

Assessor-County Clerk-Recorder

This document was electronically submitted to the County of Riverside for recording
Received by: ALYCIA #778

FOR RECORDER'S OFFICE USE ONLY

NOTE TO COUNTY RECORDER:

DO NOT ACCEPT FOR RECORDING IF AN ADDITIONAL COVER SHEET IS ATTACHED.

Project: Tract 37107 MJPA

Por. APN: 297-100-026 & 297-110-011 TRX: 080-011

Address: NA

DX

1832

DIT: ~~0~~ CONSIDERATION LESS THAN \$100. RST 11911

QUITCLAIM DEED

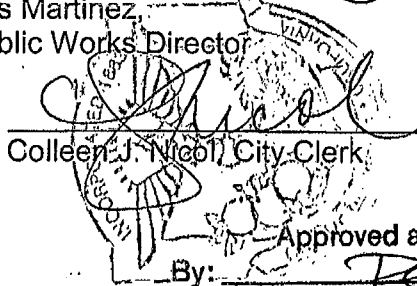
The CITY OF RIVERSIDE, a California charter city and municipal corporation, does hereby remise, release, and forever quitclaim to **Meridian Park West Building I, LLC, a Delaware limited liability company**, that portion of that certain easement located in the planning jurisdiction of March Joint Powers Authority in the County of Riverside, State of California as described in **EXHIBIT "A"** attached hereto and incorporated herein by this reference.

Dated Sept. 19, 2019

CITY OF RIVERSIDE,
a California charter city and municipal corporation

By: Kris Martinez
Kris Martinez
Public Works Director

Attest: Colleen J. Neff
Colleen J. Neff, City Clerk



Approved as to Form
By: Rosemary Koo
Rosemary Koo
Senior Deputy City Attorney

ACKNOWLEDGMENT

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

County of Riverside } ss

On September 19, 2019, before me, Teresa Sophia Maryanski,
notary public, personally appeared, Kristine Martinez

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(ies), 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.



Notary Signature



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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)
County of Riverside)
On September 26, 2019 before me, Lorena Verdusco, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Colleen J. Nicol
Name(s) of Signer(s)

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(ies), 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.



Signature Lorena Verdusco
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: DX-1832

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Corporate Officer — Title(s): _____

Partner — Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

Signer's Name: _____

Corporate Officer — Title(s): _____

Partner — Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

EXHIBIT "A"

Por. APN: 297-100-026 & 297-110-011
Quitclaim Easement

That portion of that certain easement in the planning jurisdiction of March Joint Powers Authority, County of Riverside, State of California described as follows:

That portion of that certain sewer easement described in Department of the Air Force easement for right-of-way (sewer pipeline) to the City of Riverside, by document recorded April 13, 1990 as Instrument No. 135506, Official Records of Riverside County, California lying within Lots 2 and 4 of Tract No. 37107 as shown by Map on file in Book 463 of Maps at Pages 1 through 9 thereof, Records of Riverside County, California.

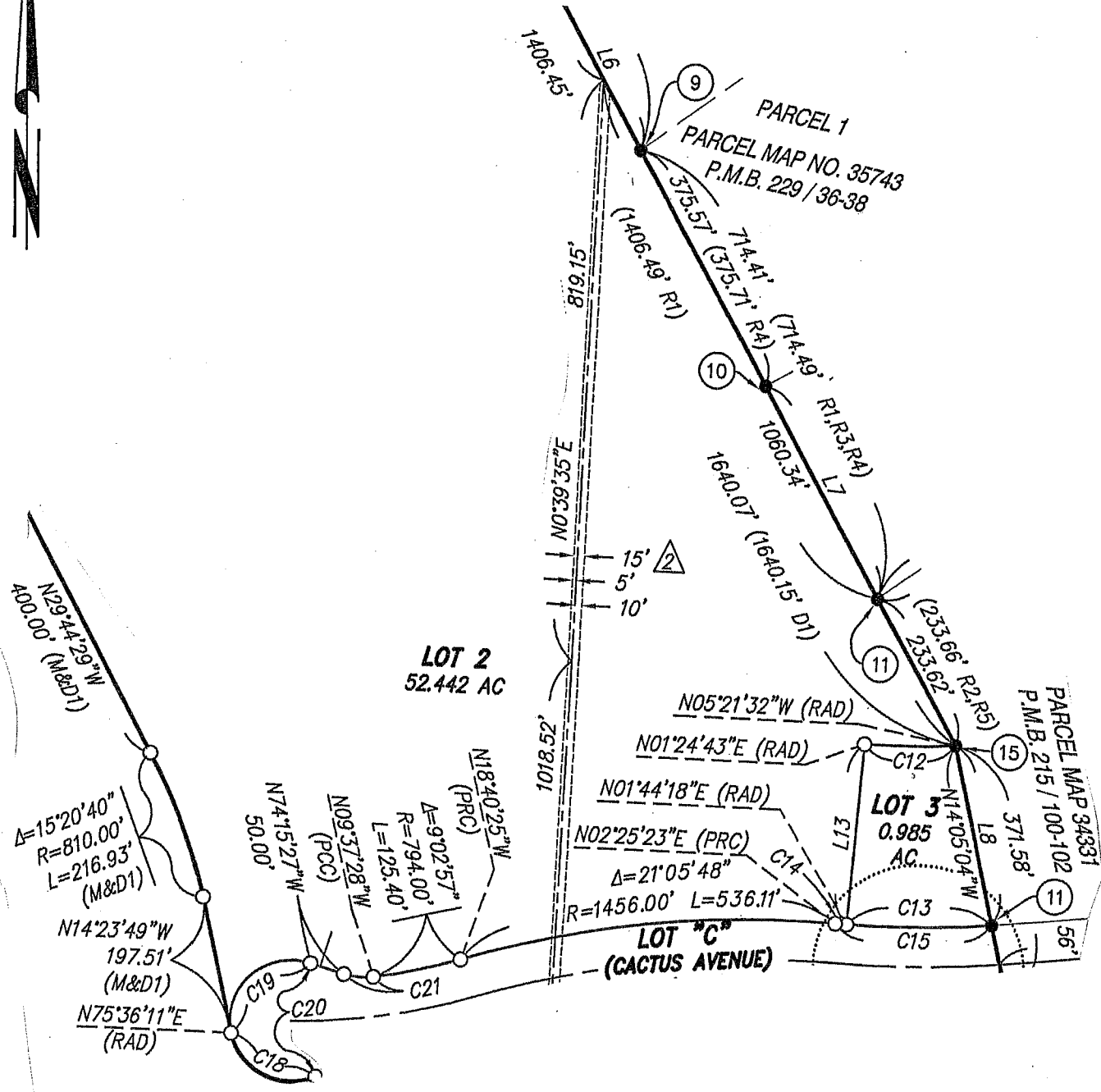
This document is intended to quitclaim any and all City of Riverside interest in that easement designated as sewer easement and that easement only. This document is not intended to amend any other easement recorded prior to or subsequent to said sewer easement.

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

Curtis C. Stephens 9/19/19 Prep. E.V.
Curtis C. Stephens, L.S. 7519 Date



TRACT NO. 37107



Easement Notes

Indicates a 15' sewer and incidental purposes easement granted to city of riverside by document recorded April 13, 1990 as Instrument No. 135506, Official Records of Riverside County, California.

• 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 3

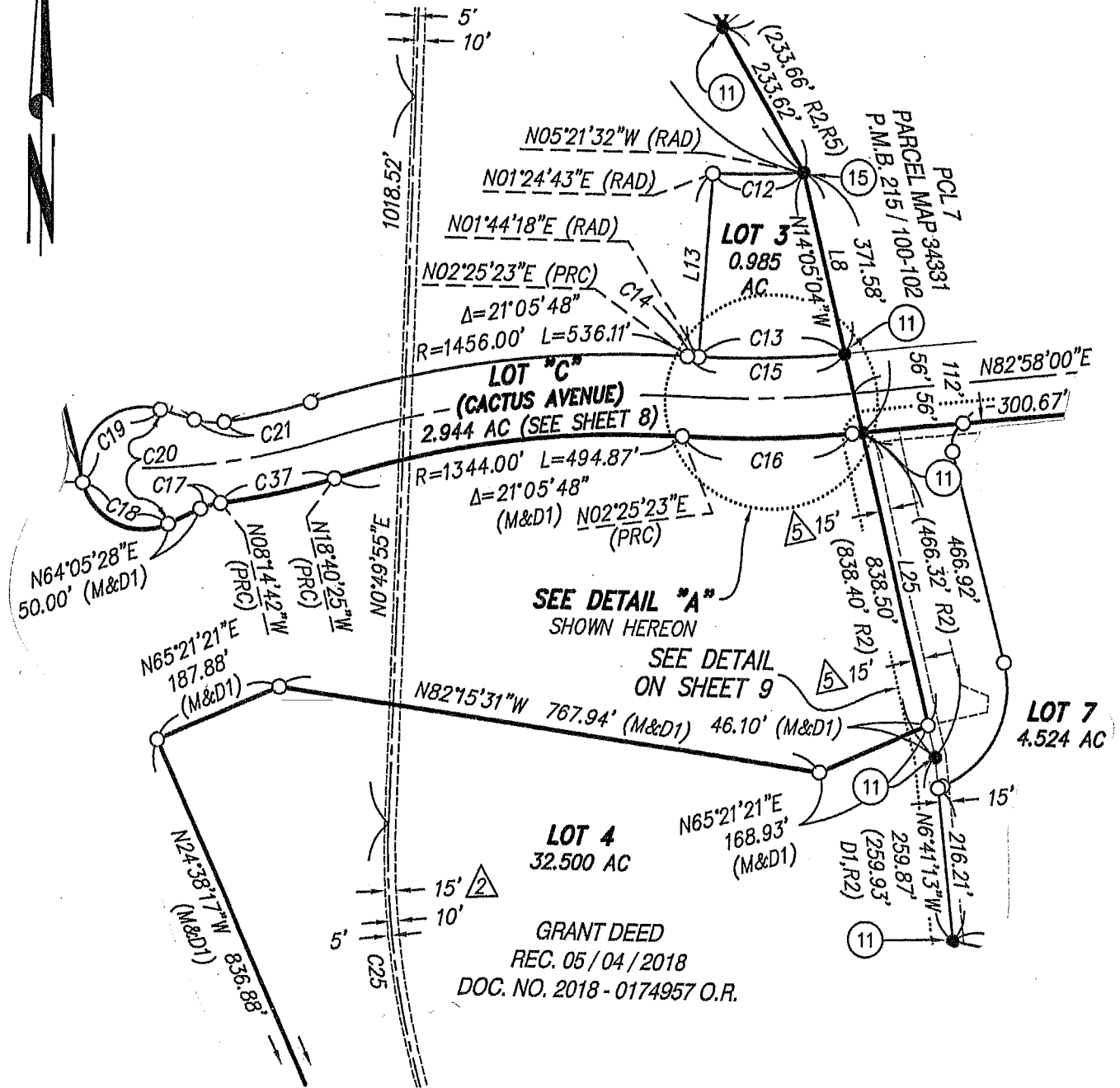
SCALE: N.T.S.

DRAWN BY: EV

DATE: 9/3/19

SUBJECT: QUITCLAIM EASEMENT - SEWER

TRACT NO. 37107



GRANT DEED
 REC. 05 / 04 / 2018
 DOC. NO. 2018 - 0174957 O.R.

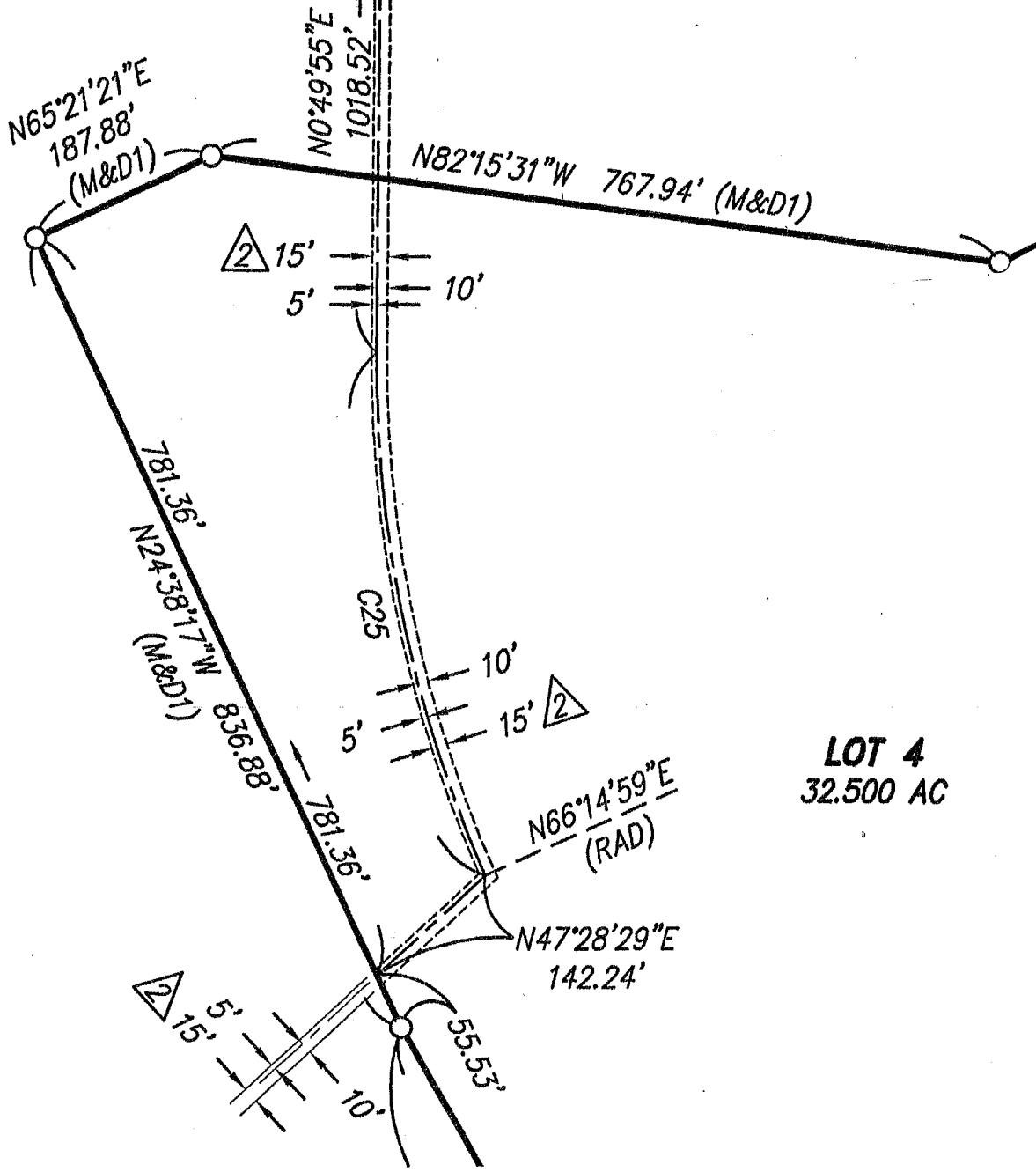
Easement Notes
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THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN. **SHEET 2 OF 3**

SCALE: N.T.S. DRAWN BY: EV DATE: 9/3/19 SUBJECT: QUITCLAIM EASEMENT - SEWER

TRACT NO. 37107



LOT 4
32.500 AC



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SHEET 3 OF 3

SCALE: N.T.S.

DRAWN BY: EV

DATE: 9/3/19

SUBJECT: QUITCLAIM EASEMENT - SEWER