

TWP. 3 S., RGE. 4 W., SEC. 10 NAME: Bay Avenue PROJECT NAME: W.O.# (INTL.)

CERTIFICATE of ACCEPTANCE of GRANT OF EASEMENT  
(GOVERNMENT CODE SECTION 27281)

THIS IS TO CERTIFY that the interest in real property granted by the Grant of Easement dated 12-12-05, from ALLESANDRO INVESTMENTS, LLC, to the COUNTY OF RIVERSIDE, is hereby accepted for the purpose of vesting title in the County of Riverside on behalf of the public for public road and utility purposes, but not as part of the County Maintained Road System, by the undersigned on behalf of the Board of Supervisors pursuant to the authority contained in County Ordinance No. 669. Grantee consents to recordation thereof by its duly authorized officer.

Dated: Dec 14, 2005 COUNTY OF RIVERSIDE

George A. Johnson, Director of Transportation

By: Mark S. Roman Deputy

6153 606-27.  
[Bay Avenue Extension]

FOR RECORDER'S USE

THIS INSTRUMENT IS FOR THE BENEFIT OF THE COUNTY OF RIVERSIDE AND ENTITLED TO BE RECORDED WITHOUT FEE.(GOV. CODE 27383)

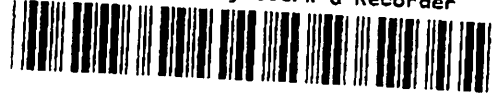
RETURN TO RIVERSIDE COUNTY SURVEYOR-S OFFICE.

STOP NO. 1080

DOC # 2006-0614692  
08/21/2006 08:00A Fee: 22.00  
Page 1 of 6

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



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GRANT OF EASEMENT

23

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038

ALLESANDRO INVESTMENTS, LLC, a California limited liability company,

does hereby grant and convey to

COUNTY OF RIVERSIDE, a political subdivision,

an easement for public road and drainage purposes, including public utility and public services purposes, over, upon, across, and within that certain real property located in the County of Riverside, State of California, more fully described in EXHIBIT A and depicted in EXHIBIT B attached hereto and made a part hereof.

Dated: 12/12/05

ALLESANDRO INVESTMENTS, LLC,  
a California limited liability company

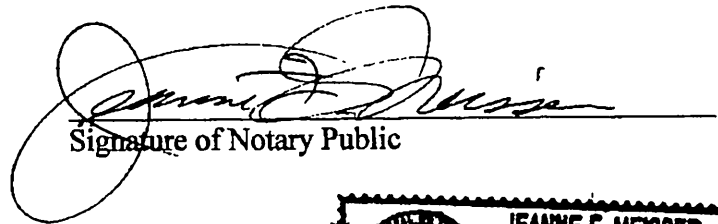
By: Brett Crowder  
Its: Managing Member

**NOTARY ACKNOWLEDGMENT**  
(California All-Purpose Acknowledgment)

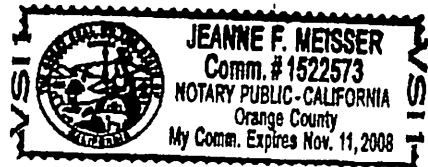
STATE OF CALIFORNIA            )  
  ) ss.  
COUNTY OF ORANGE            )

On December 12, 2005 before me, JEANNE F. MEISSER, notary public, personally appeared **BRETT CROWDER**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

  
Signature of Notary Public

ATTACHED TO:   GRANT OF EASEMENT dated 12/12/05  
                          [Bay Avenue Extension]



**EXHIBIT A TO  
GRANT OF EASEMENT**

**Legal Description of Easement Property  
[Bay Avenue Extension]**

**[attached behind this page]**

**EXHIBIT A**

10479(E)

**EXHIBIT "A"**  
EASEMENT / BAY AVENUE EXTENSION  
PARCEL No. 7723-3

That portion of Section 10, Township 3 South, Range 4 West, SAN BERNARDINO MERIDIAN, in the County of Riverside, State of California, according to the Official Plat thereof, described as follows:

**COMMENCING** at the Southeast corner of said Section 10;

Thence, along the South line of said Section 10, North 89° 52' 19" West, 1,620.83 feet to the Westerly line of the Atchison Topeka and Santa Fe Railway (formerly California Southern Railroad Company) acquired by the Riverside County Transportation Commission, described as Parcel No. 13 in Instrument No. 191848, recorded May 10, 1994 in the Office of the Recorder of said County;

Thence, along said Westerly line, North 19° 23' 39" West, 999.85 feet to the **POINT OF BEGINNING**;

Thence, continuing along said Westerly line, North 19° 23' 39" West, 65.17 feet;

Thence, **Course "A"**, North 47° 38' 01" East, 162.92 feet to the Easterly line of said Railway;

Thence, along said Easterly line, South 19° 23' 39" East, 65.17 feet to a line parallel with and distant southerly 60.00 feet from **Course "A"** as described above;

Thence, along said parallel line, South 47° 38' 01" West, 162.92 feet to said Westerly line and the **POINT OF BEGINNING**.

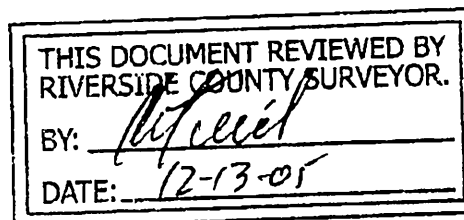
Containing: 9775.2 Square feet.

**SEE ATTACHED EXHIBIT "B"**

*This real property description has been prepared by me, or under my direction, in conformance with the Professional Land Surveyors Act.*

Signature *Kyle G. Esgate*  
Professional Land Surveyor

Date *Oct. 3, 2005*



**EXHIBIT B TO  
GRANT OF EASEMENT**

Depiction of Easement Property  
[Bay Avenue Extension]

**[attached behind this page]**

EXHIBIT B

10479(E)

# EXHIBIT "B"

## EASEMENT PLAT FOR DEPICTION OF EXHIBIT "A"

DISTRICT	COUNTY	ROUTE	POST	NUMBER
08	RIV	215	36.5	Parcel No. 7723-3

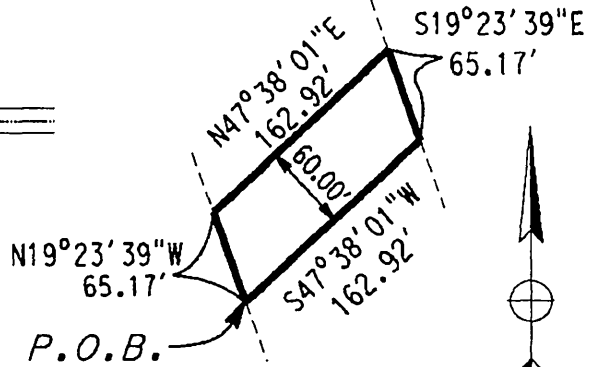
TO RIVERSIDE

### COTTONWOOD AVENUE

STATE  
HWY  
215

RIVERSIDE COUNTY TRANSPORTATION  
COMMISSION SURPLUS PROPERTY  
REC. MAY 10, 1994, O.R. # 1918848  
E.L.Y. R/W-RIV.CO. TRANS.COMM.  
PAR. 13, PER INST. # 1918848  
REC. MAY 10, 1994, O.R. # 1918848

EDGEMONT STREET



### DETAIL "A"

N.T.S.

S.E. 1/4 SEC.10  
T.3 S. R.4 W.  
S.B.M.

N.T.S.

### BAY AVENUE

## PARCEL No. 7723-3

SEE  
DETAIL "A"

## POINT OF BEGINNING

FD.1-1/2" BRASS DISK  
STAMPED "RIV CO SUR -  
1985 - SEC COR"

SOUTH LINE SECTION 10

### ALESSANDRO BOULEVARD

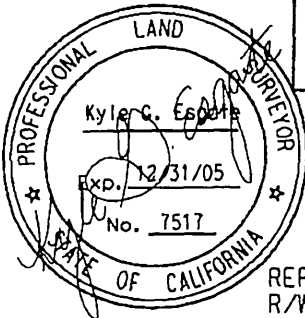
N89°52'19"W 1620.83'

## POINT OF COMMENCEMENT

TO PERRIS

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.

BY: *Kyle C. Espinoza*  
DATE: 12-13-05



RIVERSIDE COUNTY TRANSPORTATION COMMISSION

## EASEMENT PLAT PARCEL No. 7723-3

REF.INFO.: DIST.#08  
R/W MAP 451200-8,10

NO SCALE      DATE: JUNE 2005      SHEET 1 OF 1

74.7

1D479(E)