

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

RECEIVED FOR RECORD
4:5 Min. Past 2 o'clock P.M.
At Request of
CITY OF RIVERSIDE
Book 1984, Page 33303
FEB 17 1984
Recorded in Official Records
of Riverside County, California
William S. Conroy
Recorder
Fees \$

33303

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

10703 \emptyset

FOR RECORDER'S OFFICE USE ONLY

Project: Van Buren Boulevard Widening
Parcel 11

TEMPORARY CONSTRUCTION
EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
SAID COHEN and JOAN L. COHEN, husband and wife, as joint tenants,

as Grantors, grant to the CITY OF RIVERSIDE, a Municipal Corporation of
the State of California, as Grantee, its successors and assigns, a temporary
easement and right of way for the construction and installation of
a driveway approach

together with all necessary appurtenances, in, under, upon, over and along
that certain real property situated in the City of Riverside, County of
Riverside, State of California, described as follows:

Those portions of the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$
of Section 1, T. 3 S., R. 6 W., San Bernardino Meridian, more
particularly described as follows:

Parcel 1

COMMENCING at a point in the line which is parallel with and
distant 40 feet west, as measured at right angle, from the
east line of said Section 1, distant thereon 585.30 feet
north from the northeast corner of that certain parcel of land
conveyed to the City of Riverside by deed recorded November
18, 1966, as Instrument No. 112302 of Official Records of said
Riverside County;

THENCE West at right angle 7.00 feet to a line which is
parallel with and distant 47 feet west, as measured at right
angle, from said east line of Section 1, and to the true
point of beginning;

THENCE continuing west at right angle 5.00 feet;

THENCE North at right angle 22.00 feet;

THENCE East at right angle 5.00 feet to a point hereinafter
called as point "A" for description purposes;

THENCE South at right angle 22.00 feet to said true point
of beginning.

Area - 110 square feet.

DESCRIPTION APPROVAL
George P. Hutchinson 1984

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Parcel 2

BEGINNING at a point in the line which is parallel with and distant 47 feet west, as measured at right angle, from the east line of said Section 1, distant thereon 31 feet from point "A" described hereinabove;

THENCE West at right angle 8.00 feet;

THENCE North at right angle 22.00 feet;

THENCE East at right angle 8.00 feet;

THENCE South at right angle 22.00 feet to the true point of beginning.

Area - 176 square feet.

Said temporary construction easement is to be used for all purposes proper and convenient in the construction and installation of a driveway approach, including the rights of ingress and egress, the temporary deposit of tools, equipment, machinery, vehicles, materials and supplies used in the performance of said work, and for similar and related purposes by the City of Riverside, its officers, employees, agents or contractors.

Upon completion of construction, the City of Riverside shall remove all debris, waste or excess material, brush or other matter of material deposited or placed upon the land, and with the exception of vegetation, return the surface as near as possible to its condition before construction.

This construction easement shall terminate upon completion of the work of constructing the driveway approach or within one year of the date of recording this document, whichever occurs first.

Dated FEBRUARY 10, 1984

[Signature]
SAID COHEN

Joan L. Cohen
JOAN L. COHEN

APPROVED AS TO FORM
Carolyn Conder 2-14-84
SENIOR DEPUTY CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted on January 25, 1983, and the grantee consents to the recordation thereof by its duly authorized officer.

Dated 2/12/84

[Signature]
Title Property Services Manager

33303

S 00° 21' 02" W 332.50'

S 89° 40' 40" W 613.39'

POR. OF
SECTION 1
T.35., R.6W., S.8M.

REM. 4.68 AC.

11

2,327.51 SQ. FT.

332.50'

22' 22' 31' 02' 22' 16'

40'

VAN BUREN

BOULEVARD

N 00° 20' 40" E



N 89° 40' 40" E 613.43'

33303

• 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 6 OF 10

SCALE: 1" = 40'

DRAWN BY GK DATE 6/13/80

SUBJECT VAN BUREN BOULEVARD WIDENING

10768