

When recorded mail to:

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

94621

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  
Min Past 5 o'clock  
At Request of  
City Clerk  
Book 1984, Page 94621

94621

MAY - 4 1984

Recorded in Official Records  
of Riverside County, California

William S. Conroy  
Recorder  
Fees \$

Project: Tract 17216-1 and  
Tract 17216-2

FOR RECORDER'S OFFICE USE ONLY

10856

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
P and J DEVELOPMENT COMPANY, INC., a California corporation,

as Grantor, grants to the CITY OF RIVERSIDE, a Municipal Corporation of the State of California, as Grantee, its successors and assigns, a perpetual easement and right of way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of waterline facilities

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 Tract 17216-1 as shown by map on file in Book 134 of Maps, Pages 64 thru 66 inclusive thereof, and those portions of Tract 17216-2 as shown by map on file in Book 138 of Maps, Pages 49 thru 51 inclusive thereof, both records of Riverside County, California, described as follows:

Parcel 1

Lot 26 of said Tract 17216-1.

Parcel 2

The Northwesterly 10.00 feet of the Southwesterly 5.00 feet of Lot 5 of said Tract 17216-1.

Parcel 3

The Northwesterly 10.00 feet of the Northeasterly 5.00 feet of Lot 10 of said Tract 17216-1.

Parcel 4

The Northwesterly 10.00 feet of the Southwesterly 15.00 feet of Lot 11 of said Tract 17216-1.

Parcel 5

Lot 23 of said Tract 17216-2.

Parcel 6

Lot 22 of said Tract 17216-2.

Parcel 7

The Northwesterly 10.00 feet of the Northeasterly 5.00 feet of Lot 14 of said Tract 17216-2.

Parcel 8

The Northwesterly 10.00 feet of the Southwesterly 5.00 feet of Lot 15 of said Tract 17216-2.

Parcel 9

The Northwesterly 10.00 feet of the Northeasterly 10.00 feet of Lot 17 of said Tract 17216-2.

Parcel 10

The Northwesterly 10.00 feet of the Northeasterly 5.00 feet of Lot 21 of said Tract 17216-2.

94621

DESCRIPTION APPROVAL  
by George P. Hutchins  
1-1-84  
CITY ATTORNEY

TOGETHER WITH the right to clear and keep clear said easement and right of way from any structures or trees, to enter upon and to pass and repass over and along said real property, and to deposit tools, implements and other material thereon by Grantee, its officers, agents and employees and by persons under contract with said Grantee and their officers, agents and employees, whenever and wherever necessary for the purpose of constructing, reconstructing, maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing said waterline facilities

\_\_\_\_\_. Provided, however, that the Grantor reserves the right to use and enjoy the land over which said easement and right of way is granted, or any purpose and in any manner which does not interfere with or impair the right of the Grantee to use said easement and right of way.

Dated 5-3-84

P and J DEVELOPMENT COMPANY, INC.,  
a California corporation,

By Miguel De la Cruz V-PRES.

By Robert E. Ponce President

APPROVED AS TO FORM  
George P. Hutchins  
ASST. 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 5/4/84

Miguel De la Cruz  
Property Services Manager  
Title

94621

MB 134/66

SHEET 3 OF 3 SHEETS

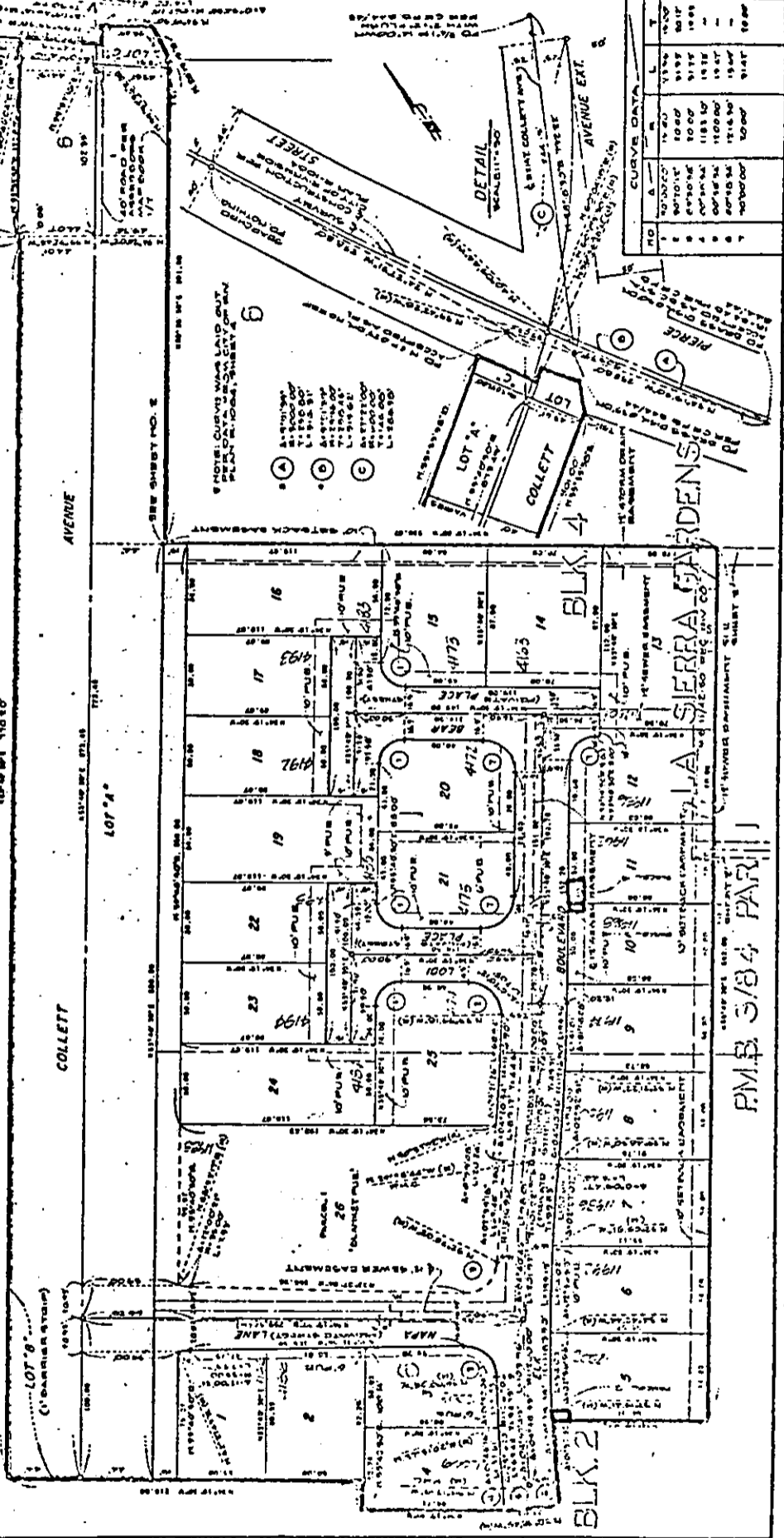
ASSETS MAP NO. 7

# TRACT NO. 17216-1

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
BEING A SUBDIVISION OF LOT 1 IN BLOCK 4 AND A PORTION OF LOT 6 IN BLOCK 2 AND A PORTION OF LOT 10 OF LA SIERRA GARDENS PER MAP NO. 11, PAGES 42 THROUGH 50, RIVERSIDE COUNTY RECORDS AND PORTIONS OF SECTIONS 13 AND 22, T3S., R6W., RANCHO EL SORRANTE DE SAN JACINTO PER MAP BOOK 1, PAGE 8, SAN BERNARDINO COUNTY RECORDS.

ALBERTA WEBB ASSOCIATES CIVIL ENGINEERS  
RIVERSIDE CALIFORNIA  
JUNE, 1983  
SCALE: 1" = 40'

- ENGINEER'S NOTES:**
1. THIS TRACT IS SHOWN AS BEING BOUNDARIED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  2. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.
  3. THIS TRACT CONTAINS SET BACKS.
  4. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  5. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  6. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  7. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  8. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  9. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
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  12. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  13. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  14. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  15. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  16. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  17. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
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  19. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  20. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  21. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  22. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  23. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  24. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  25. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.
  26. SET BACKS FOR SIDE LOTS WERE DETERMINED BY THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA.



| TO | FROM | BEARING        | DISTANCE | AREA   |
|----|------|----------------|----------|--------|
| 1  | 2    | N 0° 00' 00" E | 10.000   | 10.000 |
| 2  | 3    | S 0° 00' 00" E | 10.000   | 10.000 |
| 3  | 4    | S 0° 00' 00" E | 10.000   | 10.000 |
| 4  | 5    | S 0° 00' 00" E | 10.000   | 10.000 |
| 5  | 6    | S 0° 00' 00" E | 10.000   | 10.000 |
| 6  | 7    | S 0° 00' 00" E | 10.000   | 10.000 |
| 7  | 8    | S 0° 00' 00" E | 10.000   | 10.000 |
| 8  | 9    | S 0° 00' 00" E | 10.000   | 10.000 |
| 9  | 10   | S 0° 00' 00" E | 10.000   | 10.000 |
| 10 | 11   | S 0° 00' 00" E | 10.000   | 10.000 |
| 11 | 12   | S 0° 00' 00" E | 10.000   | 10.000 |
| 12 | 13   | S 0° 00' 00" E | 10.000   | 10.000 |
| 13 | 14   | S 0° 00' 00" E | 10.000   | 10.000 |
| 14 | 15   | S 0° 00' 00" E | 10.000   | 10.000 |
| 15 | 16   | S 0° 00' 00" E | 10.000   | 10.000 |
| 16 | 17   | S 0° 00' 00" E | 10.000   | 10.000 |
| 17 | 18   | S 0° 00' 00" E | 10.000   | 10.000 |
| 18 | 19   | S 0° 00' 00" E | 10.000   | 10.000 |
| 19 | 20   | S 0° 00' 00" E | 10.000   | 10.000 |
| 20 | 21   | S 0° 00' 00" E | 10.000   | 10.000 |
| 21 | 22   | S 0° 00' 00" E | 10.000   | 10.000 |
| 22 | 23   | S 0° 00' 00" E | 10.000   | 10.000 |
| 23 | 24   | S 0° 00' 00" E | 10.000   | 10.000 |
| 24 | 25   | S 0° 00' 00" E | 10.000   | 10.000 |
| 25 | 26   | S 0° 00' 00" E | 10.000   | 10.000 |

M.B. 134/66

## • 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 2

SCALE: 1" = NONE

DRAWN BY WF DATE 4/26/83

SUBJECT TR. 17216-1 & TR. 17216-2 WATER ESMNTS

10856

72962

M.B. 138/51

SHEET 2 OF 3 SHEETS

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 17216-2**  
 BEING A SUBDIVISION OF A PORTION OF LOT IN BLOCK 2 AND A PORTION OF LOT 6 IN BLOCK 2 AND A PORTION OF LOT "C" OF LA SIERRA GARDENS PER MAP BOOK 11, PAGES 42 THROUGH 50, RIVERSIDE COUNTY RECORDS AND PORTIONS OF SECTIONS 15 AND 22, T3S., R6W., RANGE 3 EL SOBRIANTE DE SAN JACINTO PER MAP BOOK 1, PAGE 6, SAN BERNARDINO COUNTY RECORDS.

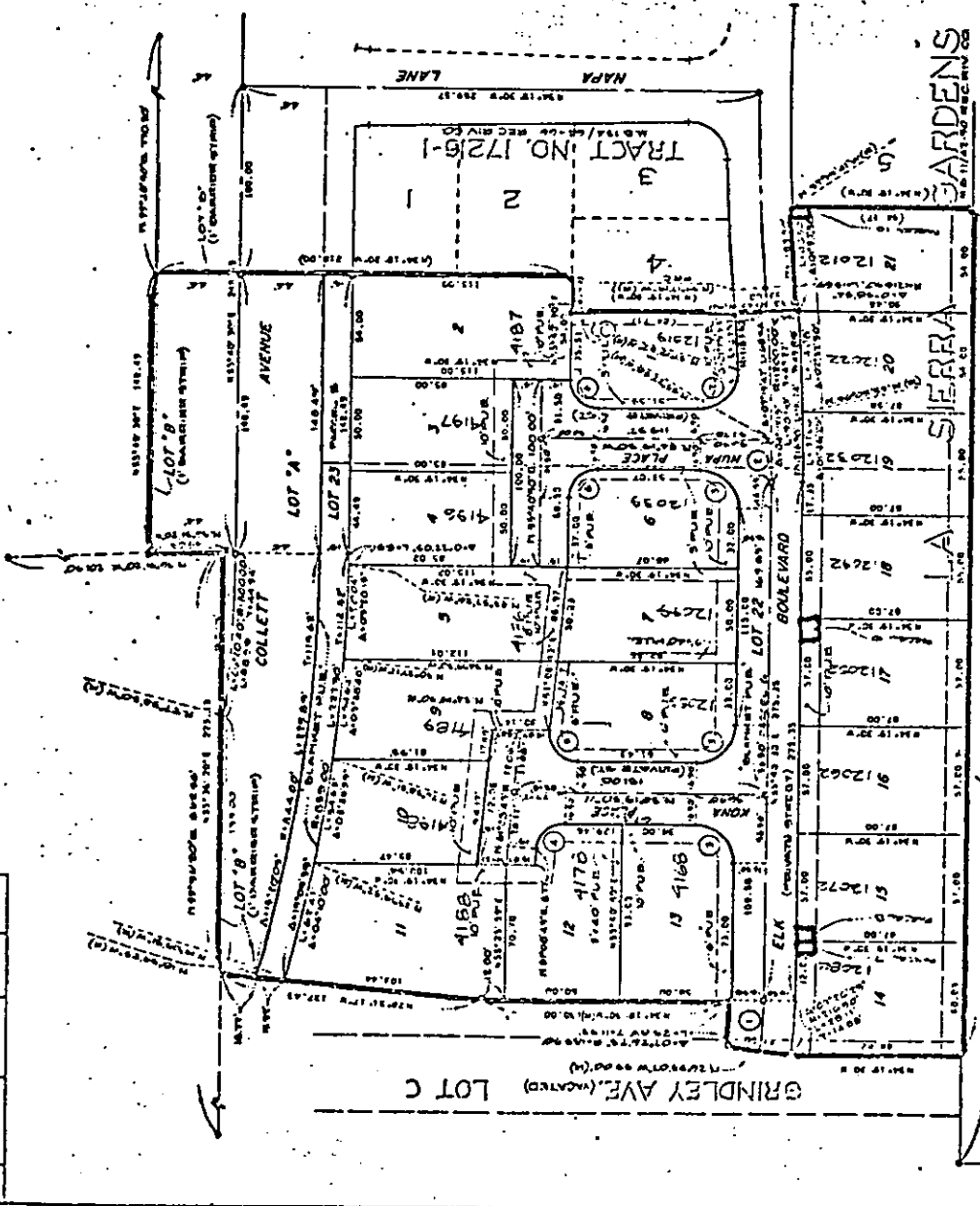
ALBERT A. WEBB & ASSOCIATES-CIVIL ENGINEERS  
 RIVERSIDE, CALIFORNIA  
 SEPTEMBER, 1983  
 SCALE: 1" = 40'



**ENGINEER'S NOTES:**

1. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.
2. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
3. THIS TRACT CONTAINS 841 ACRES.
4. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.
5. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
6. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
7. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
8. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
9. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
10. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
11. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
12. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
13. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
14. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
15. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
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17. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
18. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
19. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.
20. ( ) INDICATES RECORDED AND MEASURED EASINGS AND DISTANCES PER TR. NO. 17216-1 FILED IN MAP 11/4-86 REC. DIV. CO. UNLESS OTHERWISE NOTED.

| NO. | A     | B     | C     | D     | E     | F     | G     | H     | I     | J     | K     | L     | M     | N     | O     | P     | Q     | R     | S     | T     | U     | V     | W     | X     | Y     | Z     |
|-----|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|-------|
| 1   | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 | 10000 |



LA SIERRA GARDENS  
 TRACT NO. 17216-1  
 PAR. 1

M.B. 138/51

• 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 2 OF 2

SCALE: 1" = NONE DRAWN BY WF DATE 9/21/83 SUBJECT TR. 17216-1 & TR. 17216-2 WATER BSMNT'S

10856