

232465

When recorded mail to:

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

FREE RECORDING

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

Project: PRD-2-823

RECEIVED FOR RECORD
At Request of
City of Riverside

Min. Past 2 o'clock M

Book 1984, Page 232465

OCT 26 1984

Recorded in Official Records
of Riverside County, California

William E. ...
Recorder

Fees \$

11015

FOR RECORDER'S OFFICE USE ONLY

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, 700 MARKET ASSOCIATES XIII, a general partnership, 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 storm drain 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:

That portion of Lot 48 in Section 19, Township 2 South, Range 4 West of the Lands of the East Riverside Land Company, as shown by map on file in Book 6, Page 44 of Maps, records of San Bernardino County, California, more particularly described as follows:

COMMENCING at the southwest corner of said Lot;

THENCE North 0° 11' 45" East, along the west line of said Lot a distance of 11.00 feet to a line which is parallel with and distant 11.00 feet north as measured at right angle from the south line of said Lot;

THENCE South 89° 47' 00" East, along said parallel line 355.00 feet to the true point of beginning;

THENCE South 89° 47' 00" East, continuing along said parallel line 272.02 feet to the beginning of a non-tangent curve with a radius of 39.50 feet and concaving northwesterly; the radial line of said non-tangent curve at said beginning bears South 31° 49' 09" East;

THENCE Northeasterly along said non-tangent curve an arc length of 14.81 feet, thru a central angle of 21° 28' 58" to a line which is parallel with and distant 21.00 feet north as measured at right angle from said south line;

THENCE North 89° 47" West, along the east mentioned parallel line 282.83 feet;

THENCE South 0° 13' 00" West, 10.00 feet to said true point of beginning.

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 repossess over and along said 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 storm drain facilities. Provided, however, that the Grantor reserves

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the right to use and enjoy the land over which said easement and right of way is granted, for 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 10/11/84

700 MARKET ASSOCIATES XIII,
a general partnership,

APPROVED AS TO FORM

Carolyn Conner 10-22-84
SENIOR DEPT. CITY ATTORNEY

Bernie P. Svalstad

Approved as to Description

George P. Hutchison
Surveyor, City of Riverside

9/21/84 by CS

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 January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 10/26/84

[Signature]
Property Services Manager
Title

3M/Am - 1/M8/Fb

STATE OF CALIFORNIA

COUNTY OF Orange

} ss.



On this 11th day of October, in the year 1984
before me, the undersigned, a Notary Public in and for said State, personally appeared
Bernie P. Svalstad

_____, personally known to me
(or proved to me on the basis of satisfactory evidence) to be the person who executed the
within instrument on behalf of the _____ Partnership named therein, and acknow-
ledged to me that the _____ Partnership executed it.

WITNESS my hand and official seal.

Lorraine Lewis
Notary Public in and for said State.

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CANAL

GAGE

5' STORM DRAIN EASEMENT

$989^{\circ}47'30''E$

EAST RIVERSIDE LAND CO. M.B. 6/44 S.B. CO.
SEC. 19 T. 29. R. 4 W.
LOT 48

$N 0^{\circ}11'45''E$

607.00'

682.89'

DRIVE

$N 0^{\circ}06'00''E$

CANYON CREST

$R=39.50'$
 $\Delta=21^{\circ}28'58''$
 $L=14.81'$

$N 0^{\circ}13'00''E$
10.00'

$252^{\circ}30'12''E$
10.00'

355'

282.83'
272.02'

649.66'

LINDEN

$S 89^{\circ}47'00''E$

STREET

• 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 1

12/19-1

SCALE: 1" = 100'

DRAWN BY KES DATE 6/21/84

SUBJECT PRD-2-823