

132229

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JUN - 6 1986
Recorded in Official Records
of Riverside County, California
William E. Sturdy
RECORDER
Fees \$

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)

11485

Project: P.M. 21047

FOR RECORDER'S OFFICE USE ONLY

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

CHARLES W. WARE, a married man, as his sole and separate
property, who acquired title as Charles W. Ware, An unmarried man

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 sewer 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 Parcel 2 of Parcel Map No. 21,047, as shown by map on file
in Book 133 of Parcel Maps, pages 3 and 4 thereof, Records of Riverside County,
California, described as follows:

Commencing at the most southerly corner of said Parcel 2;

Thence North 34° 16' 00" West along the southwesterly line of said Parcel 2,
a distance of 279.00 feet for the TRUE POINT OF BEGINNING;

Thence North 55° 44' 00" East, a distance of 24.00 feet;

Thence South 34° 16' 00" East, a distance of 19.00 feet;

Thence North 55° 44' 00" East, a distance of 30.00 feet;

Thence North 34° 16' 00" West, a distance of 50.00 feet;

Thence South 55° 44' 00" West, a distance of 30.00 feet;

Thence South 34° 16' 00" East, a distance of 13.00 feet;

Thence South 55° 44' 00" West, a distance of 24.00 feet to a point in the
southwesterly line of said Parcel 2;

Thence South 34° 16' 00" East along said southwesterly line, a distance of
18.00 feet to the true point of beginning.

TOGETHER WITH an easement for ingress and egress over the following described
property:

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That portion of Parcel 2 of Parcel Map No. 21,047, as shown by map on file in Book 133 of Parcel Maps, pages 3 and 4 thereof, Records of Riverside County, California, and those portions of Lots 1 and 2 in Block 3 of Lands of the Riverside Land & Irrigation Company, as shown by map on file in Book 1 of Maps, page 70 thereof, Records of San Bernardino County, California, described as follows:

Commencing at the most southerly corner of said Parcel 2;

Thence North 34° 16' 00" West along the southwesterly line of said Parcel 2, a distance of 279.00 feet for the TRUE POINT OF BEGINNING;

Thence North 55° 44' 00" East, a distance of 24.00 feet;

Thence South 34° 16' 00" East, a distance of 19.00 feet;

Thence North 55° 44' 00" East, a distance of 30.00 feet;

Thence North 34° 16' 00" West, a distance of 50.00 feet;

Thence South 55° 44' 00" West, a distance of 30.00 feet;

Thence South 34° 16' 00" East, a distance of 13.00 feet;

Thence South 55° 44' 00" West, a distance of 24.00 feet to a point in the southwesterly line of said Parcel 2;

Thence South 34° 16' 00" East along said southwesterly line, a distance of 18.00 feet to the true point of beginning.

TOGETHER WITH an easement for ingress and egress over the following described property:

That portion of Parcel 2 of Parcel Map No. 21,047, as shown by map on file in Book 133 of Parcel Maps, pages 3 and 4 thereof, Records of Riverside County, California, and those portions of Lots 1 and 2 in Block 3 of Lands of the Riverside Land & Irrigation Company, as shown by map on file in Book 1 of Maps, at page 70 thereof, Records of San Bernardino County, California, described as follows:

Commencing at the most southerly corner of said Parcel 2;

Thence North 34° 16' 00" West along the southwesterly line of said Parcel 2, a distance of 279.00 feet to a point therein;

Thence North 55° 44' 00" East, a distance of 24.00 feet;

Thence South 34° 16' 00" East, a distance of 19.00 feet for the TRUE POINT OF BEGINNING;

Thence continuing South 34° 16' 00" East, a distance of 71.98 feet to a point in a line parallel with and distant northwesterly 188.00 feet, measured at right angles, to the southeasterly line of said Parcel 2;

Thence North 55° 41' 30" East along said parallel line, a distance of 421.81 feet;

Thence North 34° 23' 40" West, a distance of 15.13 feet;

Thence North 55° 36' 20" East, a distance of 72.00 feet to a point in a line parallel with and distant northeasterly 48.00 feet, measured at right angles, to the northeasterly line of said Parcel 2;

Thence North 34° 23' 40" West along said parallel line, a distance of 167.50 feet;

Thence North 55° 36' 20" East, a distance of 19.70 feet;

Thence North 00° 26' 40" West, a distance of 108.84 feet to a point in the south right-of-way line of Arlington Avenue (110.00 feet wide);

Thence South 89° 33' 20" West along said south line, a distance of 24.00 feet to a point therein;

Thence South 00° 26' 40" East, a distance of 94.44 feet;

Thence South 55° 36' 20" West, a distance of 15.67 feet;

Thence South 00° 26' 40" East, a distance of 28.93 feet;

Thence South 34° 23' 40" East, a distance of 144.85 feet;

Thence South 55° 36' 20" West, a distance of 78.00 feet;

Thence South 34° 23' 40" East, a distance of 15.09 feet to a point in a line parallel with and distant northwesterly 212.00 feet, measured at right angles, to the southeasterly line of said Parcel 2;

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Thence South 55° 41' 30" West along said parallel line, a distance of 361.75 feet;

Thence North 34° 16' 00" West, a distance of 47.96 feet;

Thence South 55° 44' 00" West, a distance of 30.00 feet to the true point of beginning.

DESCRIPTION APPROVAL
George P. Hutchinson 6/5/86

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 sewer 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 May 30, 1986

Charles W. Ware
CHARLES W. WARE

APPROVED AS TO FORM

William J. ...
ASST. CITY ATTORNEY

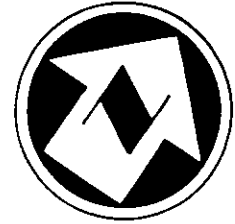
CONSENT TO RECORDATION

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 6/15/86

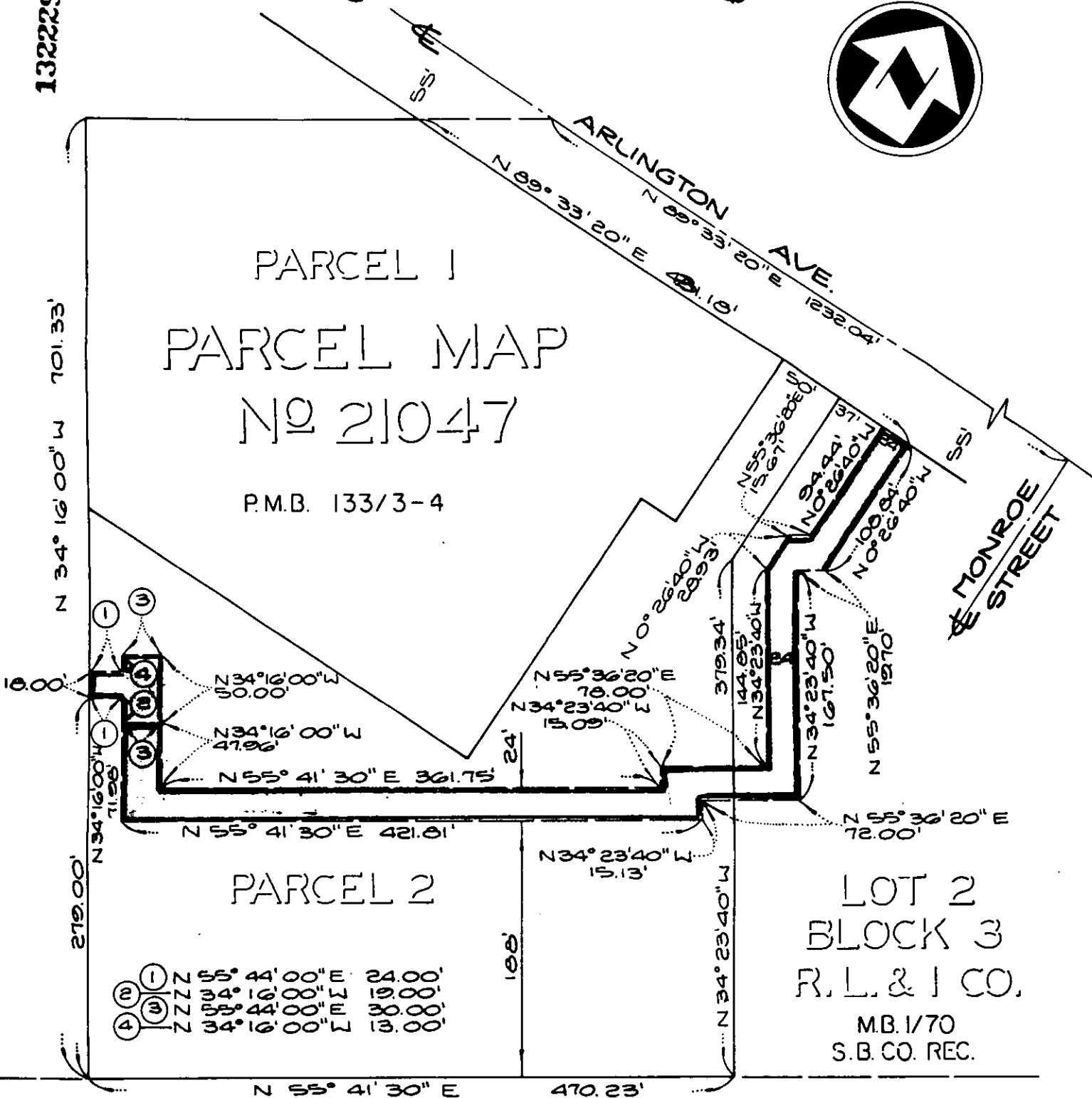
William J. ...
Property Services Manager
Title

132229



PARCEL 1 PARCEL MAP NO 21047

P.M.B. 133/3-4



PARCEL 2

LOT 2
BLOCK 3
R. L. & I CO.
M.B. 1/70
S.B. CO. REC.

PEMBROKE MANOR

M.B. 32/58

• 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 <u>1</u> OF <u>1</u>	78-144 5/1-
SCALE: 1" = 100'	DRAWN BY _____ DATE <u>5/27/06</u>	SUBJECT <u>PARCEL MAP NO 21047</u>	