

145156

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)

RECEIVED FOR RECORD
Min. Past 2 o'clock P.M.

MAY 22 1987
Recorded in Official Records
of Riverside County, California
William E. Smith
RECORDER
Fees \$

FOR RECORDER'S OFFICE USE ONLY

11016

Project: PMW-20-867

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, CTS PROPERTIES, a joint venture, composed of CEDRA PROPERTIES, INC., a Colorado corporation, and T & S DEVELOPMENT, INC., a California corporation, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation, as Grantee, its successors and assigns, an easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of electric energy distribution 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 7 of Parcel Map 15817 as shown by map in Book 86 of Parcel Maps, at Pages 42 and 43 thereof, records of Riverside County, California, described as follows:

COMMENCING at the most southerly corner of Parcel 9 of said Parcel Map;

THENCE North 33° 38' 36" West, along the southwesterly line of Parcel 9 and along the southwesterly line of said Parcel 7, a distance of 1,032.03 feet;

THENCE North 56° 21' 15" East, along the boundary line of Parcel 7, a distance of 25.00 feet to a point therein, said point being the TRUE POINT OF BEGINNING;

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THENCE continuing North 56° 21' 15" East, along said boundary line, 10.00 feet;

THENCE South 33° 38' 36" East, parallel with the westerly boundary of said Parcel 7, a distance of 555.00 feet;

THENCE South 56° 21' 24" West, 10.00 feet;

THENCE North 33° 38' 36" West, 555.00 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 repass 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 electric energy distribution facilities.

DESCRIPTION APPROVAL 4/3/87
George P. H. [Signature] by J.E.
SURVEYOR, CITY OF RIVERSIDE

Dated 4/14/87

CTS PROPERTIES, a joint venture
By CEDRA PROPERTIES, INC.,
a Colorado corporation

By [Signature]

Title president

By _____

Title _____

By T & S DEVELOPMENT, INC.,
a California corporation

By [Signature]

Title V.P.

By _____

Title _____

APPROVED AS TO FORM
[Signature]
ASST. ATTORNEY

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STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

On this 15th day of April, 1987,
before me, Emilie J. Potts, a Notary Public in
and for said State, personally appeared Dennis E. Morgan
(personally known to me) (proved to me on the basis of satisfactory
evidence) to be the Vice-~~the~~ President, and-
~~(personally known to me) (proved to me~~
~~on the basis of satisfactory evidence) to be the~~
~~Secretary, of~~ T. & S. Development, Inc., a California
corporation, the corporation that executed the within
instrument, and known to me to be the persons who executed the
within instrument on behalf of the corporation therein named,
said corporation being known to me to be a joint venturer of
CTS Properties, Inc., the joint venture that executed
the within instrument and acknowledged to me that such corporation
executed the same as such joint venturer and that such joint
venture executed the same.

WITNESS MY HAND AND OFFICIAL SEAL



Emilie J. Potts
Notary Public in and for State

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STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

On this 24th day of April, 1987,
before me, Deborah A. Corbett, a Notary Public in
and for said State, personally appeared Richard W. Colburn
(personally known to me) (proved to me on the basis of satisfactory
evidence) to be _____ the President, ~~and~~
~~----- (personally known to me) (proved to me~~
~~on the basis of satisfactory evidence) to be the~~ _____
Secretary, of CEDRA PROPERTIES, INC., a Colorado
_____ corporation, the corporation that executed the within
instrument, and known to me to be the persons who executed the
within instrument on behalf of the corporation therein named,
said corporation being known to me to be a joint venturer of
CTS Properties, the joint venture that executed
the within instrument and acknowledged to me that such corporation
executed the same as such joint venturer and that such joint
venture executed the same.

WITNESS MY HAND AND OFFICIAL SEAL




Deborah A. Corbett
Notary Public in and for State

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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 5/22/87

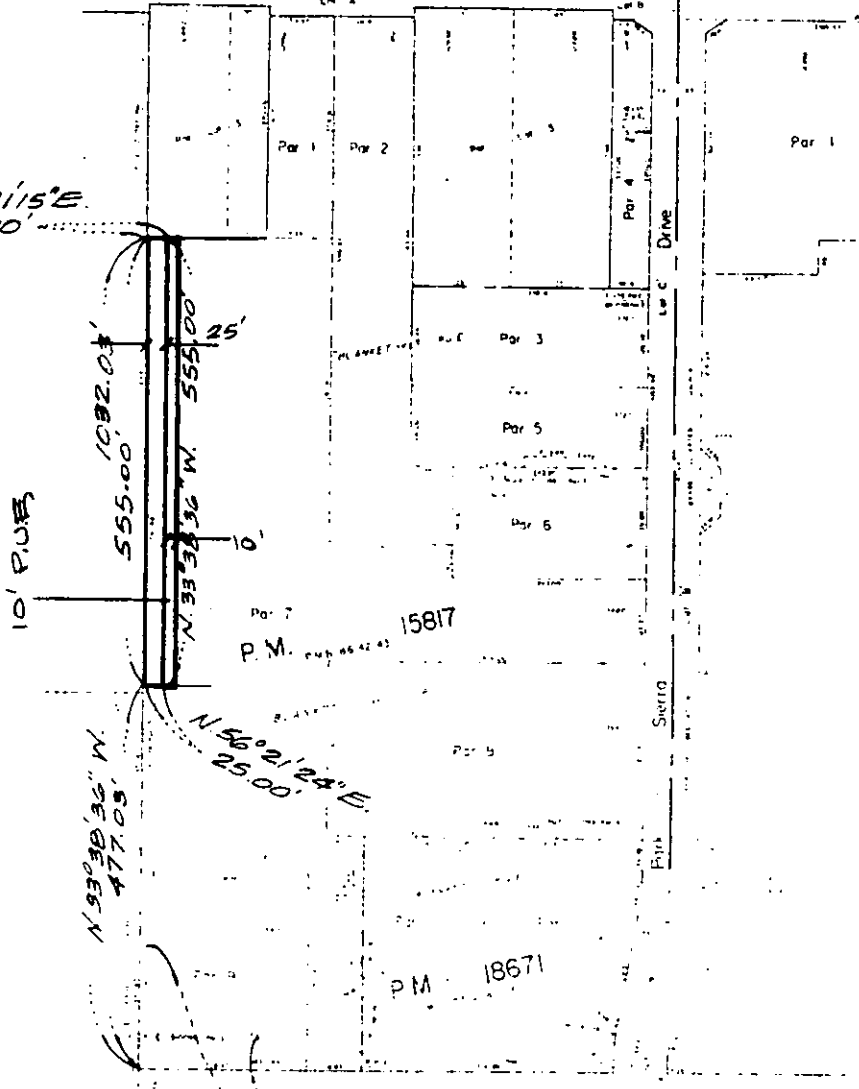

Title Property Services Manager

311.1/m - legal.256/k

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MAGNOLIA AVE

N. 56° 21' 15" E.
25.00'



Easement conveyed to city of Riverside as Par. 5 by deed REC. Jun. 5, 1981 as Instr. No. 104393 O.R. Riv. Co., Ca.

REV. 3-26-87

CITY OF RIVERSIDE, CALIFORNIA

THIS PLAT IS TO BE FILED AS A PUBLIC RECORD OF THE PARCELS DESCRIBED IN THE ATTACHED INSTRUMENT. THIS PLAT IS SUBJECT TO THE ANTI-SPLIT ACT (C.R.S. 30-28-101)

Sheet 1 of 1

86-144

FILE None

PAID BY *Alan* DATE 1-5-87

SUBJECT P.M.W. - 20-867