

128291

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. Post 2:00 p.m.

APR 21 1989

Recorded in Official Records  
of Riverside County, California

*William S. Stonely*  
Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Tract 23549

12417

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, CITATION HOMES, a California general partnership 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 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:

see Exhibit "A" and "B" attached

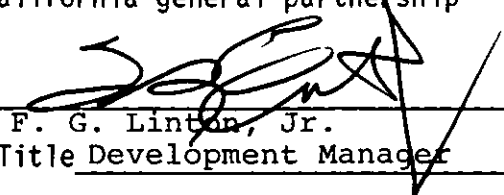
TOGETHER WITH the right to clear and keep clear said easement and right-of-way from any structures or trees, to enter upon and to pass and repass over and along said property, and to deposit tools, implements and other material thereon by Grantee, its officers, agents and employees and by persons under 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 waterline facilities.

12417

128291

Dated April 12, 1989

CITATION HOMES,  
a California general partnership

By   
F. G. Linton, Jr.  
Title Development Manager

APPROVED AS TO FORM


  
ASST. CITY ATTORNEY

By CITATION BUILDERS,  
a California general partnership  
Title \_\_\_\_\_

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 4/21/89

  
Title Property Service Manager

0001u/m - W/0552u/w  
04/07/89

EXHIBIT A

128391

BEING A TWENTY (20.00) FOOT WIDE EASEMENT FOR WATER LINE AND MAINTENANCE PURPOSES OVER, UNDER, ALONG, ACROSS AND THROUGH A PORTION OF LOT 3 OF TRACT NO. 21291-1, IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN ON A MAP FILED APRIL 30, 1987, IN BOOK 168 OF MAPS, AT PAGES 16 THROUGH 26, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY TERMINUS OF THAT CERTAIN COURSE ON THE NORTHWESTERLY LINE OF SAID LOT 3, SHOWN AS "N 37°08'44"E, 132.80 FEET", AT THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 893.31 FEET, A RADIAL LINE THROUGH SAID BEGINNING BEARS NORTH 40°56'04" EAST, SAID CURVE BEING THE WESTERLY LINE OF SAID LOT 3; THENCE, SOUTHEASTERLY, 139.59 FEET ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 08°57'11", TO A RADIAL LINE WHICH BEARS NORTH 49°53'15" EAST AND THE TRUE POINT OF BEGINNING;

THENCE, TRAVERSING THE INTERIOR OF SAID LOT 3, THE FOLLOWING FOUR (4) COURSES:

- 1) NORTH 37°08'44" EAST, 12.33 FEET TO A POINT OF CUSP WITH A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 38.00 FEET, TO WHICH POINT A RADIAL LINE BEARS SOUTH 68°54'09" WEST;
- 2) SOUTHEASTERLY, 21.06 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 31°45'25" TO A NON-TANGENT LINE, TO WHICH A RADIAL LINE BEARS SOUTH 37°08'44" WEST;
- 3) ALONG THE PROLONGATION OF SAID RADIAL, SOUTH 37°08'44" WEST, 11.40 FEET TO A POINT OF CUSP WITH A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 893.31 FEET, TO WHICH POINT A RADIAL LINE BEARS NORTH 51°12'23" EAST, SAID CURVE BEING THE SAID WESTERLY LINE, LOT 3;

AND 4) NORTHWESTERLY, 20.56 FEET ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 01°19'08" AND THE TRUE POINT OF BEGINNING.

CONTAINING, 216 SQUARE FEET, MORE OR LESS.

ALL AS MORE PARTICULARLY SHOWN ON EXHIBIT "B" ATTACHED HERETO AND HEREBY MADE A PART HEREOF.



*Marilyn Brooks*  
MARILYN BROOKS, L.S. 5831

APRIL 6, 1989  
10119.01

DESCRIPTION APPROVAL 4/10/89  
*George P. Hutchinson* by E  
SURVEYOR, CITY OF RIVERSIDE

124173

# EXHIBIT " B "

BEING A PORTION OF LOT 3, TRACT NO. 21291 -I, M.B. 168 / 16-26,  
RECORDS OF RIVERSIDE COUNTY, CALIFORNIA  
**WATER LINE EASEMENT**

128291

SCALE: 1"=40'

"N37°08'44"E, 132.80 FT."  
NWLY LINE LOT 3

LOT 3

P.O.B.

SWLY TERMINUS OF  
COURSE SHOWN AS  
"N37°08'44"E, 132.80 FT."

TRACT NO. 21291 - I  
M.B. 168 / 16 - 26

N40°56'04"E  
RAD

Δ=08°57'11" R=893.31' L=139.59'

T.P.O.B.

N49°53'15"E  
RAD

MCKINLEY  
STREET

Δ=01°19'08"  
R=893.31' L=20.56'

N51°12'23"E  
RAD

N37°08'44"E  
12.33'

S68°54'09"W  
RAD  
Δ=31°45'25"  
R=38.00'  
L=21.06'

S37°08'44"W  
RAD

S37°08'44"W  
11.40'

44'

44'

67-22



*Marilyn Brooks*

MARILYN BROOKS  
L.S. 5831



THE  
KEITH  
COMPANIES

281 Polaris Street, Costa Mesa, CA 92626 (714) 541-8888

DATE: 4/6/89

J.N. A069-023-01

12417