

347356

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 200000 M.

OCT - 6 1989

Recorded in Official Records
of Riverside County, California

William S. Boney
Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: P.U.E. @ 3050 Chicago Avenue

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, CROW-LANE-RIVERSIDE #2 LIMITED PARTNERSHIP, a Texas limited 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 electrical 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:

A strip of land 15.00 feet in width lying within that portion of Lots 24 and 25 in Section 19, Township 2 South, Range 4 West, of the Lands of the East Riverside Land Co., as shown by map on file in Book 6, Page 44 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point in the south line of Lot 1 of Bagwell Tract Unit No. 1, as shown by map on file in Book 22, Page 72 of Maps, records of said Riverside County, distant thereon 28.50 feet from the southwest corner of said Lot 1; said point being the northeast corner of that certain parcel of land conveyed to the City of Riverside by deed recorded September 9, 1988, as Instrument No. 260329 of Official Records of said Riverside County;

THENCE South 89° 47' 47" East, along said south line, a distance of 115.46 feet to the southeast corner of said Lot 1;

THENCE South 19° 25' 17" East, a distance of 68.63 feet;

THENCE South 40° 25' 26" East, a distance of 92.84 feet;

THENCE South 61° 13' 09" East, a distance of 100.56 feet to an intersection with the northerly prolongation of the westerly line of Parcel 3 of Parcel Map No. 17,402, as shown by map on file in Book 119, Pages 50 and 51 of Parcel Maps, records of said Riverside County; the preceding three courses being along the southwesterly boundary of said map of Bagwell Tract Unit No. 1, and along the southwesterly line of Lot 23 of Bagwell Tract Unit No. 2, as shown by map on file in Book 28, Page 30 of Maps, records of said Riverside County;

THENCE South 0° 10' 46" West, along said northerly prolongation and along said westerly line of Parcel 3, a distance of 155.75 feet to a line parallel with and distant 61.00 feet southerly, as measured at right angles, from the northerly line of the west half of said Lot 25;

THENCE North 89° 50' 50" West, along said parallel line, a distance of 15.00 feet to a line parallel with and distant 15.00 feet westerly, as measured at right angles, from said westerly line of Parcel 3;

THENCE North 0° 10' 46" East, along said parallel line, a distance of 146.85 feet to a line parallel with and distant 15.00 feet southwesterly, as measured at right angles from said southwesterly boundary of Bagwell Tract Unit No. 1;

THENCE North 61° 13' 09" West, along said last mentioned parallel line, a distance of 94.41 feet;

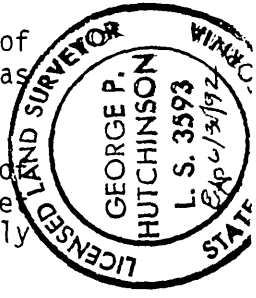
THENCE North 40° 25' 26" West, continuing along last mentioned parallel line, a distance of 98.37 feet;

THENCE North 19° 25' 17" West, continuing along said last mentioned parallel line, a distance of 60.83 feet to a line parallel with and distant 15.00 feet southerly, as measured at right angles, from said south line of Lot 1;

THENCE North 89° 47' 47" West, along said last mentioned parallel line, a distance of 104.88 feet to the east line of said parcel of land conveyed to the City of Riverside;

THENCE North 0° 12' 10" East, along said east line, a distance of 15.00 feet to the 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 electrical energy distribution facilities.



DESCRIPTION APPROVAL 9.7.89
George P. Hutchinson, Esq.
SURVEYOR, CITY OF RIVERSIDE

Dated 25 Sept 89

CROW-LANE-RIVERSIDE #2 LIMITED PARTNERSHIP, a Texas limited partnership

By [Signature]

Title Managing General Partner

By _____

Title _____

APPROVED AS TO FORM

[Signature]
ATTORNEY

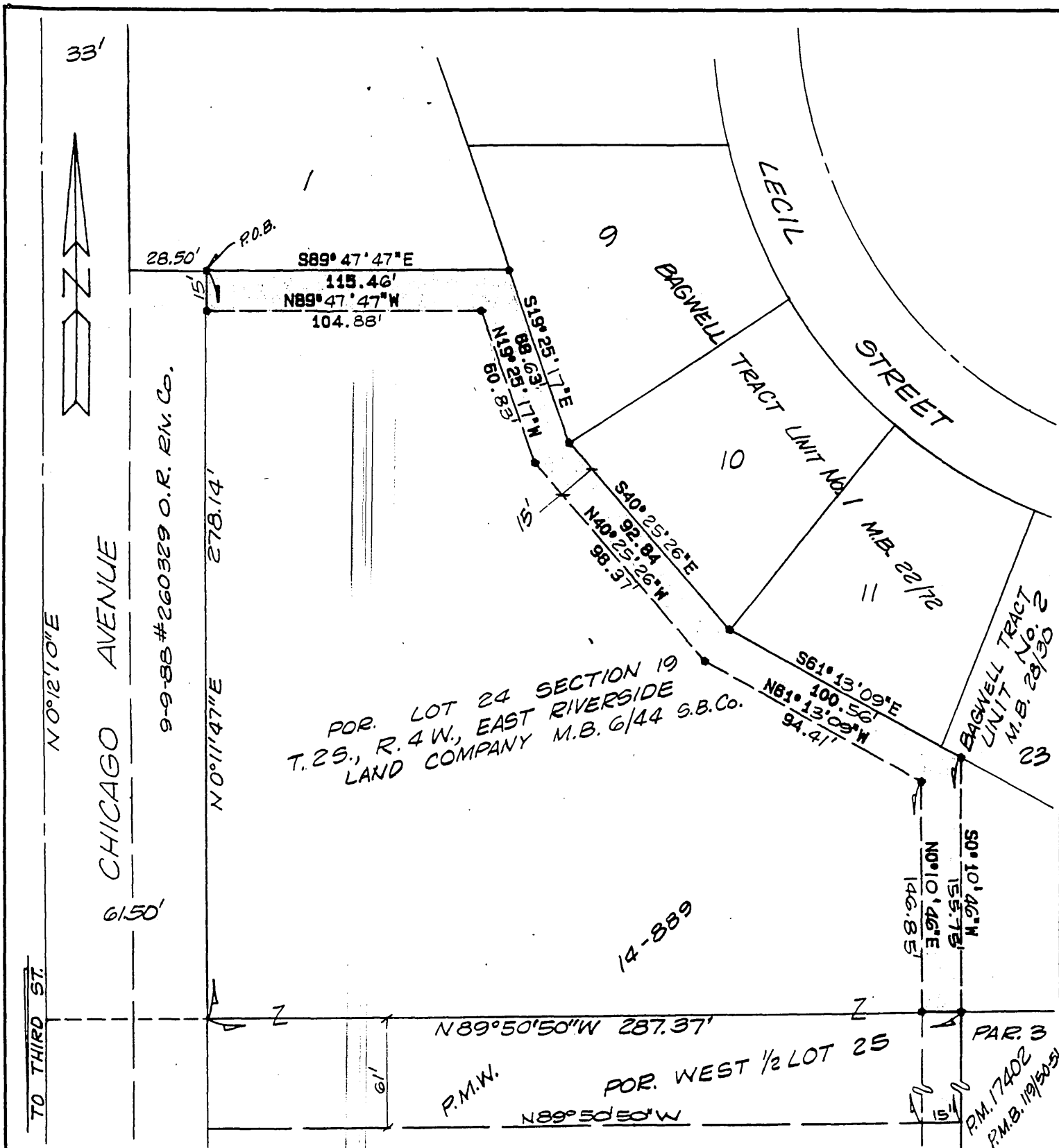
CONSENT TO RECORDATION

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

Dated 10/6/89

[Signature]
Title Property Services Manager

0760u/a



• 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

12/18-3

SCALE: 1" = 50'

DRAWN BY K95 DATE 12/21/88

SUBJECT P.L.I.E. 3050 CHICAGO AVE.