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173200

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
AT 3:00 O'CLOCK P.M.

MAY 1 0 1990
Recorded in Official Records
of Riverside County, California
William F. Boring
Recorder
Fees \$.

FOR RECORDER'S OFFICE USE ONLY

Project: C-27-856
Monroe Street and California Avenue

12688

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, U.S.A. - FAIRFIELD REALTY FUND LIMITED, a California 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 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:

A strip of land 12.00 feet in width lying within that portion of Lot 14 in Block 7 of the Lands of the Riverside Land and Irrigating Company, as shown by map on file in Book 1, Page 70 of Maps, records of San Bernardino County, California, the centerline of said strip of land being described as follows:

COMMENCING at the most southerly corner of said Lot 14;

THENCE North 56° 00' East, along the southeasterly line of said Lot 14, a distance of 277.22 feet to the southeasterly prolongation of the northeasterly line of that certain parcel of land conveyed to the City of Riverside by Grant Deed recorded June 21, 1963, as Instrument No. 65224 of Official Records of Riverside County, California;

THENCE North 34° 00' West, along said southeasterly prolongation and along said northeasterly line, a distance of 275.00 feet to the most northerly corner of said parcel;

122136.04

THENCE South 56° 00' West, along the northwesterly line of said parcel, a distance of 33.00 feet to a line parallel with and distant 33.00 feet southwesterly, as measured at right angles, from the southwesterly line of that certain parcel of land conveyed to the City of Riverside by Quitclaim Deed recorded October 23, 1958, in Book 2353, Page 80, et seq., of Official Records of said Riverside County;

THENCE North 34° 00' West, along said parallel line, a distance of 202.75 feet;

THENCE North 56° 00' East, along a line parallel with said southeasterly line of Lot 14, a distance of 15.00 feet to the beginning of a tangent curve concaving southeasterly and having a radius of 51.00 feet;

THENCE northeasterly to the right along said curve through a central angle of 13° 36' 32" an arc length of 12.11 feet to a line which is parallel with and distant 6.00 feet southwesterly, as measured at right angles, from the northeasterly line of that certain parcel of land conveyed to Walter T. McDonald, by deed recorded December 12, 1979, as Instrument No. 263935 of Official Records of said Riverside County, and the POINT OF BEGINNING of said centerline description;

THENCE North 34° 00' West, along said last mentioned parallel line, a distance of 175.41 feet, more or less, to the northwesterly line of said parcel conveyed to Walter T. McDonald and the END of said centerline description; the sidelines of said strip of land are to be lengthened or shortened to terminate northwesterly in said last mentioned northwesterly line and lengthened or shortened to terminate southeasterly in said curve.

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 storm drain facilities.

APPROVED AS TO FORM
Kathleen M. Hargis
ASST. CITY ATTORNEY

Dated July 9, 1980

U.S.A. - FAIRFIELD REALTY FUND LIMITED,
a California Limited Partnership

By USA Properties Fund, Inc., G.P.

By Steven Gill, Its Vice President

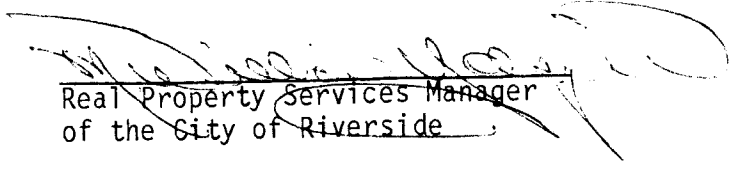
Page 2 Janet G. Creager (Its Secretary)



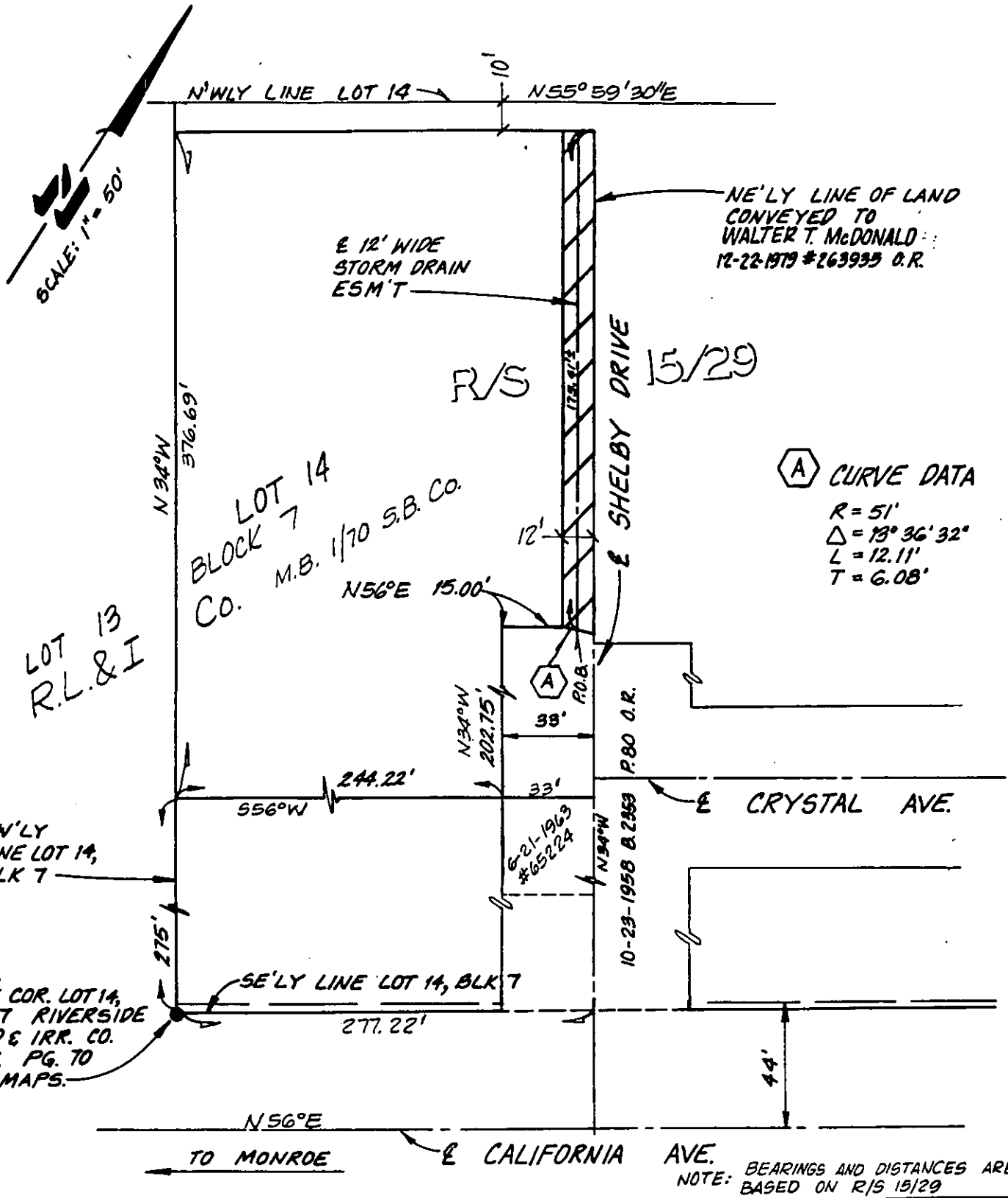
CONSENT TO RECORDATION

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 May 10, 1990


Real Property Services Manager
of the City of Riverside

1050u/b
05/07/90



• 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

5/3-1

SCALE: 1" = 50'

DRAWN BY M.D.G. DATE 4/12/90

SUBJECT STORM DRAIN EASEMENT