

250517

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

RECEIVED FOR RECORD
Min. Past 2 o'clock

JUL 6 1990
Recorded in Official Records
of Riverside County, California
William E. Stewart
RECORDER
Fees 3

FREE RECORDING

This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY

Project: C-4 Storm Drain Channel
La Sierra Avenue to Victoria Avenue

12734

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, THEODORE ALBERT ABRAHAM, JR., and PATRICIA JEAN ABRAHAM, husband and wife, who acquired title as THEODORE ALBERT ABRAHAM, JR., and PATRICIA JEAN ABRAHAM, as Grantors, grant 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:

Parcel 1

That portion of Lot 3 in Block 16 of the Lands of J. F. Moulton and H.B. Praed, as shown by map on file in Book 3, Pages 5 and 6 of Maps, records of Riverside County, California, described as follows:

BEGINNING at the most northerly corner of Lot "I" of Tract No. 5751, as shown by map on file in Book 90, Pages 41 and 42 of Maps, records of said Riverside County;

THENCE South 61° 04' 22" East, along the northeasterly line of said Lot "I", a distance of 145.00 feet to the northeasterly prolongation of the centerline of Middleborough Road (Lot "E") as shown by said Tract No. 5751;

THENCE North 28° 55' 38" East, along said northeasterly prolongation, a distance of 17.00 feet to a line parallel with and distant 17.00 feet northeasterly, as measured at right angles, from said northeasterly line of Lot "I";

THENCE North 61° 04' 22" West, along said parallel line, a distance of 86.61 feet to the beginning of a tangent curve concaving southwesterly and having a radius of 113.00 feet;

THENCE northwesterly to the left along said curve through a central angle of 31° 06' 51" an arc length of 61.36 feet to the southeasterly line of the right-of-way of the Riverside Water Company canal;

THENCE South 28° 46' 02" West, along said southeasterly line, a distance of 0.74 of a foot to the POINT OF BEGINNING.

Area - 2,158.3 square feet.

Parcel 2

That portion of Lot 1 in Block 16 as shown by map entitled, "Resubdivision of Lots 1, 2, 3, 4, 5, 6, 7, 8 and 11 of Block 17 and of Lots 1 and 2 of Block 16 in Moulton and Praeds Subdivision of Arlington Heights", on file in Book 7, Page 33 of Maps, records of Riverside County, California, described as follows:

COMMENCING at the most easterly corner of Lot "J" of Tract No. 5751, as shown by map on file in Book 90, Pages 41 and 42 of Maps, records of Riverside County, California;

THENCE South 34° 18' 48" East, along the southeasterly prolongation of the northeasterly line of said Lot "J", a distance of 30.00 feet to a line parallel with and distant 30.00 feet northwesterly, as measured at right angles, from the centerline of Victoria Avenue as shown by said map of Tract No. 5751, and the POINT OF BEGINNING of the parcel of land being described.

THENCE North 55° 46' 55" East, along said parallel line, a distance of 11.00 feet to a line parallel with and distant 11.00 feet northeasterly, as measured at right angles, from said southeasterly prolongation of said northeasterly line;

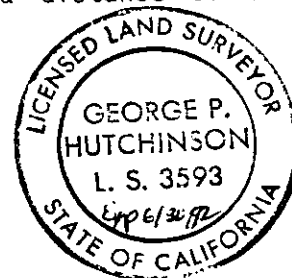
THENCE North 34° 18' 48" West, along said last mentioned parallel line, a distance of 76.00 feet;

THENCE North 54° 26' 59" West, a distance of 31.95 feet to said northeasterly line of Lot "J";

THENCE South 34° 18' 48" East, along said northeasterly line of Lot "J", and along said southeasterly prolongation, a distance of 105.98 feet to the POINT OF BEGINNING.


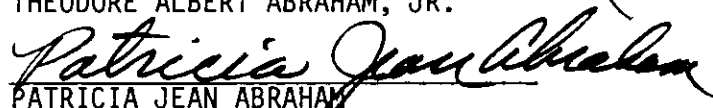
Area - 1,000.9 square feet.

DESCRIPTION APPROVAL 2/9/90
 George P. Hutchinson by Kgs
 SURVEYOR, CITY OF RIVERSIDE

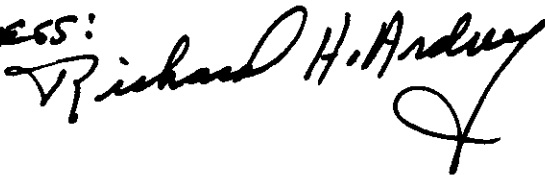


TOGETHER WITH the right to clear and keep clear said easement and right-of-way from any structures or trees, to enter upon and to pass and repass over and along said property, and to deposit tools, implements and other material thereon by Grantee, its officers, agents and employees and by persons under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

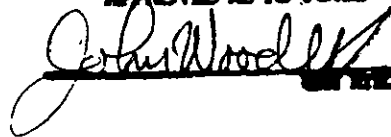
Dated JUNE 15, 1990


THEODORE ALBERT ABRAHAM, JR.

PATRICIA JEAN ABRAHAM

WITNESS:




APPROVED AS TO FORM


ON BEHALF

CONSENT TO RECORDATION

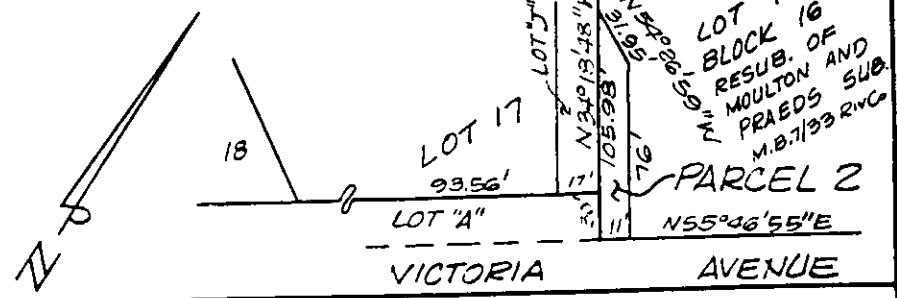
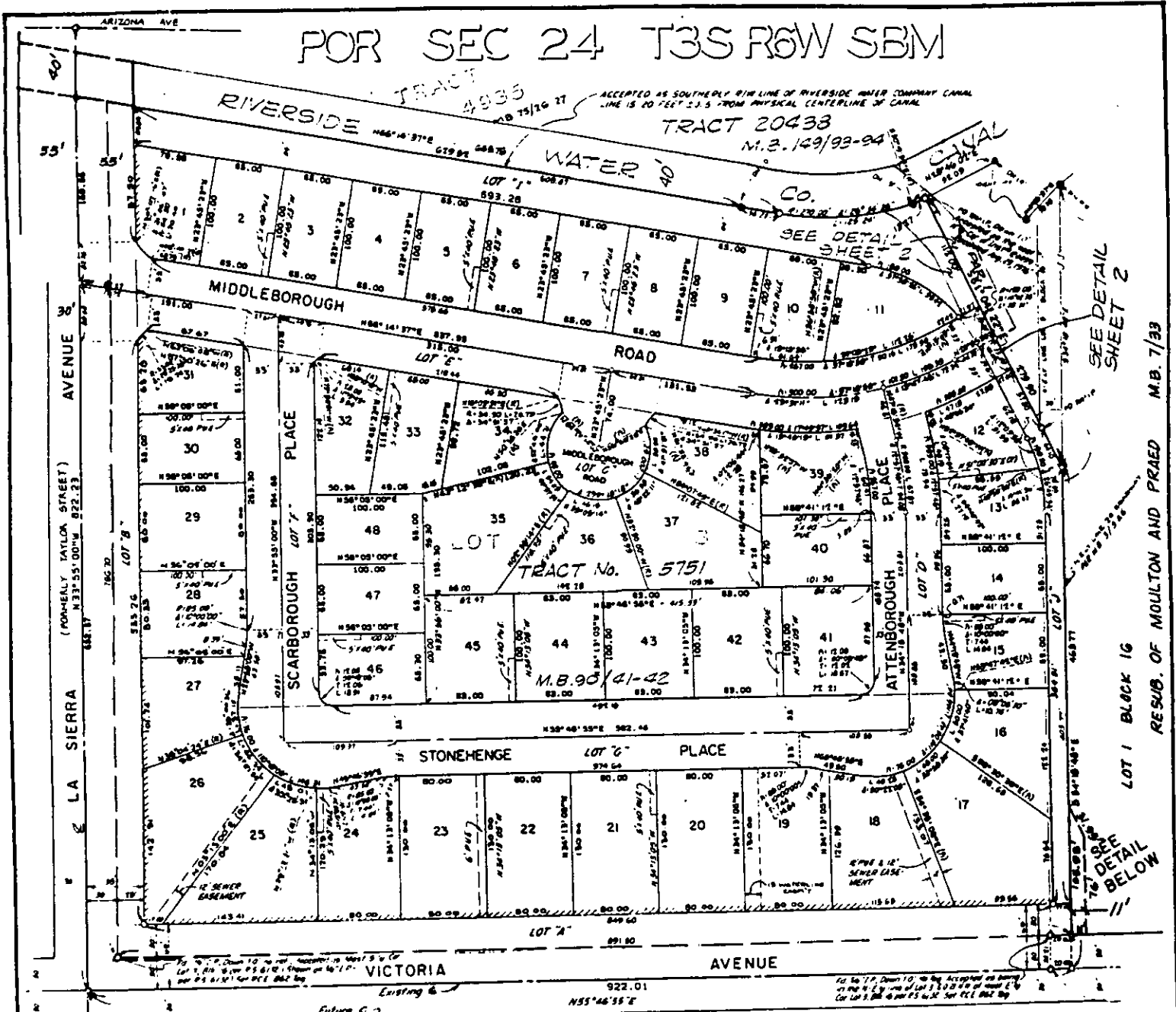
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated July 6, 1990


Title Real Property Services Manager

0881u/b

FOR SEC 24 T3S R6W SBM



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.

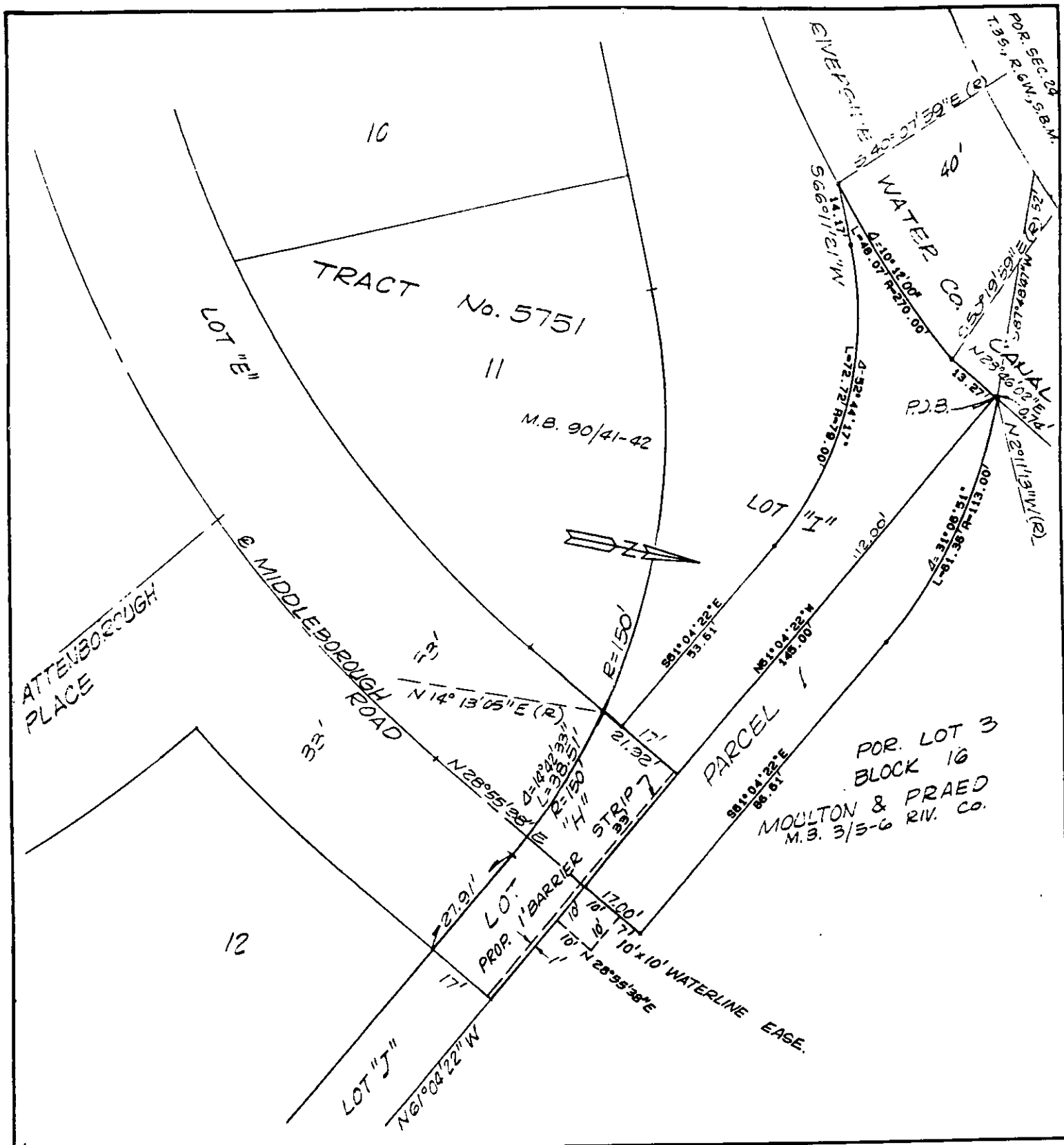
SHEET 1 OF 2

6/54-2

SCALE: 1" = NTS

DRAWN BY Kgs DATE 11/17/89

SUBJECT ARIZONA CHANNEL S.D. C-4



• 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 2 OF 2

6/54-2

SCALE: 1" = 30'

DRAWN BY Kgs DATE 11/17/89

SUBJECT ARIZONA CHANNEL S.D. C-4