

RECORDING REQUESTED BY
FIDELITY NATIONAL TITLE INSURANCE CO.

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 RECORDER
AT 2:00 O'CLOCK

MAY 11 1993

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$

William [Signature]

15594

From 1106

FOR RECORDER'S OFFICE USE ONLY

13509

Project: La Colina/Orangetrest
69 KV Loop Line

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
CECELIA LANCE, a widow, as sole surviving trustee of the Lance Family
Revocable Trust, dated August 14, 1981, as Grantor, grants to the CITY OF
RIVERSIDE, a municipal corporation of the State of California, as
Grantee, its successors and assigns, an easement for certain real
property located in the City of Riverside, County of Riverside, State of
California as described in Exhibit "A" attached hereto and incorporated
herein by this reference, the purpose of which is to allow for a safe
setback from the existing power lines currently in place on the adjacent
10' easement. The grantor has entered into this easement agreement
based solely upon this necessity for a safety set back only.

Neither grantor nor grantee shall be allowed to construct or place upon
the easement property any structure with the exception that the grantor
shall be allowed to construct enclosed receptacle areas to City and/or
OSHA specifications over the easement property to facilitate storage of
garbage and/or debris.

The grantor shall have access to the easement property at all times.

DIB

The grantor shall have the right to construct and maintain a parking lot/driveway over the entire surface of the property which lays within this easement area as long as these improvements meet City codes and requirements.

Grantee shall have the right to enter upon the property for inspection purposes and to remove any tree limbs which may interfere with existing power lines

Grantee shall be responsible for repairing any damage which may occur to the parking lot, driveway, trash receptacle or vehicles which may be caused by the grantee or the grantee's contractor.

There shall be no materials and or equipment located, relocated or stored upon this easement property by the grantee. When repairs are completed the grantee or the grantee's contractor shall vacate and remove all materials and or equipment from the property.

If repairs or replacements to the power lines or poles are required, they shall be conducted in a prudent, workmanlike fashion so as to minimize interference with the grantors operation upon the easement property or the grantors property adjacent to it.

The grantee shall be responsible for removing all debris generated by the grantee or the grantee's contractor from the grantors property.

Dated April 28, 1993

Clifford Lane

APPROVED AS TO FORM
Carolyn Confer 5/17/93
 CAROLYN CONFER
 ASSISTANT CITY ATTORNEY

GENERAL ACKNOWLEDGEMENT

State of California }
County of LOS ANGELES } ss

On APRIL 28, 1993, before me P. WHEELER
(date) (name)

a Notary Public in and for said State, personally appeared

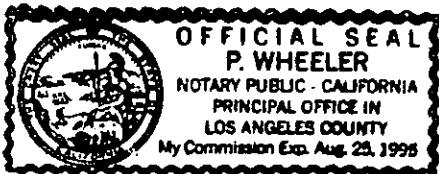
CECELIA LANCE ***
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the

s a m e i n his/her/their authorized capacity(ies), and t h a t b y his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

P. Wheeler
Signature



OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)

Title _____
Title _____

- () Guardian/Conservator or Individual(s)
- (X) Trustee(s)
- () Other

() Partner(s)

- () General
- () Limited

The party(ies) executing this document is/are representing:
The Lance Family
Revocable Trust, dated
August 14, 1981

Till 20

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

5/6/93

Real Property Services Manager
of the City of Riverside

0030U-01.MAS

EXHIBIT "A"

The westerly 15.00 feet of the easterly 25.00 feet of Parcels 1 through 6, 57 and 62 of Parcel Map No. 24733, as shown by map on file in Book 175, Pages 30 through 36 of Parcel Maps, records of Riverside County, California; the westerly line of said westerly 15.00 feet of the easterly 25.00 feet of said Parcels being parallel with and distant 25.00 feet westerly, as measured at right angles, from the East line of the Southeast Quarter of Section 4, Township 3 South, Range 4 West, San Bernardino Meridian.

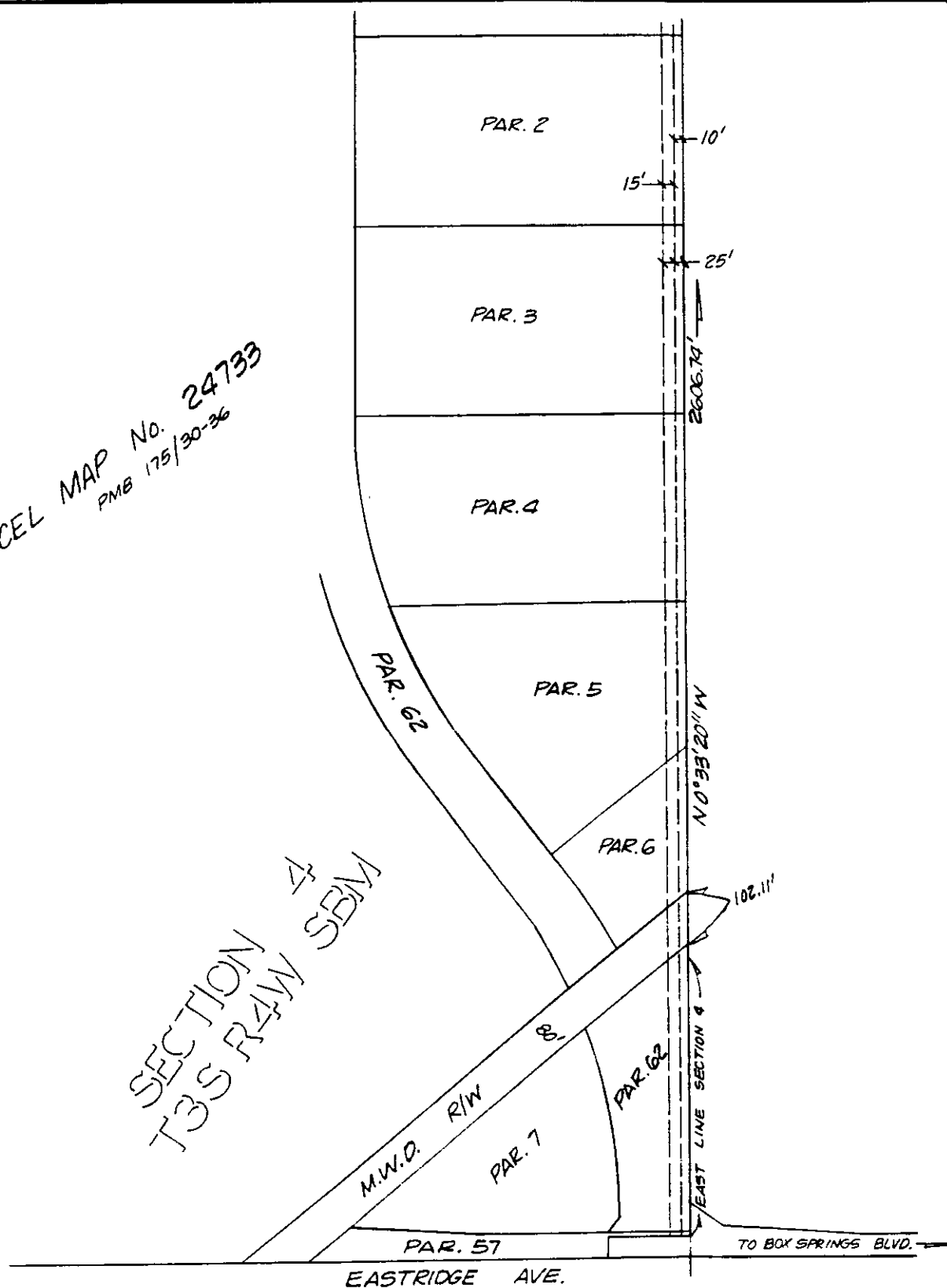
Area - 0.8624 acres, more or less.

DESCRIPTION APPROVAL: 4, 7, 93
George P. Hutchinson
SURVEYOR, CITY OF RIVERSIDE



PARCEL MAP No. 24733
PMB 175/30-36

SECTION 4
T3S R4W 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

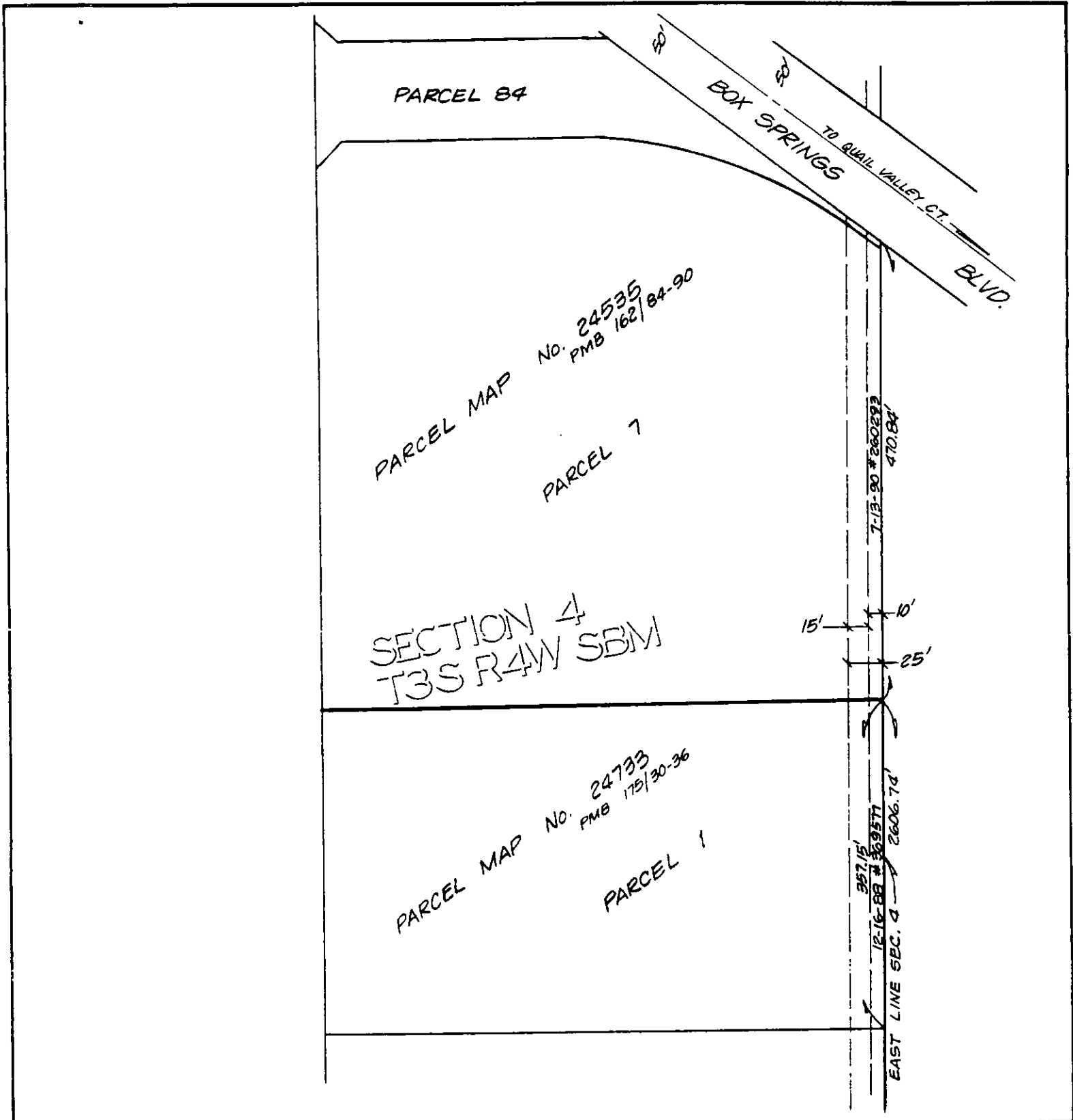
11/22-2

SCALE: 1" = N.T.S.

DRAWN BY Kgs DATE 7/22/92

SUBJECT 69 KV LOOP LINE BLOWOUTS-LANCE

D/3-20



• 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

11/22-1/2

SCALE: 1" = NTS

DRAWN BY Kgs DATE 7/23/92

SUBJECT 69KV LOOP LINE BLOWOUTS

D135777