

101148

Recorded at the Request of  
THE METROPOLITAN WATER DISTRICT  
OF SOUTHERN CALIFORNIA

When Recorded Mail to  
THE METROPOLITAN WATER DISTRICT  
OF SOUTHERN CALIFORNIA  
Post Office Box 54153  
Los Angeles, California 90054

DOCUMENTARY TRANSFER TAX \$None  
(Exempt-Section 11922, California  
Revenue and Taxation Code)

RECEIVED FOR RECORD  
AT 8:00 O'CLOCK

MAR 1 0 1994

Recorded in Official Records  
of Riverside County, California  
Recorder  
Fees \$  
*[Signature]*

PERMANENT EASEMENT DEED

13661

1609-2-1 (Portion)

THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA, a public corporation (hereinafter referred to as "Grantor"), hereby grants to the CITY OF RIVERSIDE, a municipal corporation (hereinafter referred to as "Grantee"), a permanent easement for public street and utility purposes over real property in the County of Riverside, State of California, described on Exhibit A and shown on Exhibit B, attached hereto and incorporated herein by reference.

This easement is granted subject to the following terms:

1. It is subject to Grantor's paramount right to use the above-described property for the purposes for which it was acquired.
2. Grantee shall submit, in advance, preliminary and final plans for installation and construction or reconstruction of Grantee's facilities to Grantor for review and written approval.
3. Grantee shall not change the existing grade or otherwise modify the topography of property affected by this easement without prior written consent of Grantor.
4. Streets in conformity with the public street standards of the City of Riverside shall be constructed within the easement and incorporated into the city public street system, provided that (a) the construction of such streets and utilities therein shall conform to final plans approved in writing by Grantor, which show the location, character, dimensions, and details of the work to be performed; and (b) after initial construction is completed, any future changes to the streets or changes to or installation of any utilities therein shall require the prior written approval of Grantor, which approval shall not be unreasonably withheld.
5. Grantor shall not be required to contribute any part of the cost of Grantee's street improvements or utilities on the above-described property, and, furthermore, if Grantor should be

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Permanent Easement  
Deed 1609-2-1 (Portion)

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included in an assessment district to pay such costs, Grantee shall reimburse Grantor for any assessment therefore levied upon it.

6. Grantor purchased the above-described property in fee for its Box Springs Feeder pipeline and appurtenances. Any additional costs incurred by Grantor for construction, reconstruction, maintenance, and use of the existing and any future facilities and appurtenances, attributable to the presence of Grantee's improvements shall be borne by Grantee.

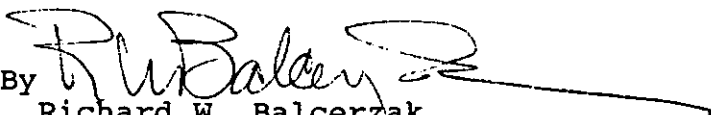
7. Grantee assumes all risk of loss to itself, which in any manner may arise out of the use of the easement. Further, Grantee shall indemnify and defend Grantor and its directors, officers, and employees against any liability and expenses, including the reasonable expense of legal representation, whether by special counsel or by Grantor's staff attorneys, resulting from injury to or death of any person, or damage to any property, including property of Grantor, or damage to any other interest of Grantor, including but not limited to suit alleging noncompliance with any statute or regulation, which in any manner may arise out of the granting of the easement or use by Grantee of the easement or any adjoining land used with the easement.

8. The above-described real property is to be used only for the purposes herein specified, and in the event that said real property is not so used, or the uses for which this easement is granted shall permanently cease, Grantee shall immediately initiate formal statutory highway abandonment procedures as provided by law for County or City highways and streets.

Dated: FEB 11 1994

THE METROPOLITAN WATER DISTRICT  
OF SOUTHERN CALIFORNIA

John R. Wodraska  
General Manager

By   
Richard W. Balcerzak  
Assistant General Manager

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Authorized by MWD Administrative Code Section 8220

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APPROVED  
COUNTY OF RIVERSIDE

Exhibit A

DEC 27 1993

METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA

1609-2-1 (Ptn.)  
City of Riverside  
Permanent Easement

THAT portion of the Southeast Quarter of the Southeast Quarter of Section 4, Township 3 South, Range 4 West, San Bernardino Meridian, in the County of Riverside, State of California, described as follows:

COMMENCING at the most southeast corner of Parcel 62 of Parcel Map No. 24733 as shown by map on file in Book 175 of Parcel Maps, at pages 30 through 36 thereof, records of Riverside County, California;

THENCE North 00°33'20" West, along the east line of said Parcel 62, a distance of 523.55 feet to an angle point therein;

THENCE South 51°01'18" West, along the southeasterly line of that certain parcel of land conveyed to the Metropolitan Water District of Southern California by Grant Deed recorded February 2, 1976, as Instrument No. 13456 of Official Records of said county as shown by said map, a distance of 240.97 feet to the TRUE POINT OF BEGINNING; said point being in a non-tangent curve concave southwesterly and having a radius of 947.00 feet; to which a radial line bears North 69°11'42" East;

THENCE northwesterly, along said non-tangent curve, an arc length of 83.11 feet through a central angle of 05°01'42" to a point in the northwesterly line of said Metropolitan Water District of Southern California parcel as shown by said Parcel Map;

THENCE North 51°01'18" East, along said northwesterly line, a distance of 115.82 feet to a point in a non-tangent curve concave southwesterly and having a radius of 1005.40 feet; to which a radial line bears North 60°39'36" East;

THENCE southeasterly, along said non-tangent curve, an arc length of 81.80 feet through a central angle of 04°39'42" to said southeasterly line of said Metropolitan Water District of Southern California parcel;

THENCE South 51°01'18" West, along said southeasterly line, a distance of 121.29 feet to said TRUE POINT OF BEGINNING.

CONTAINING 0.218 acre, more or less

(Basis of Bearings: southeasterly line of Metropolitan Water District of Southern California R/W taken as North 51°01'18" East, as shown by said Parcel Map No. 24733).

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DESCRIPTION APPROVAL 12/6/93  
*William Larry Kraiss* by *WF*  
SURVEYOR, CITY OF RIVERSIDE



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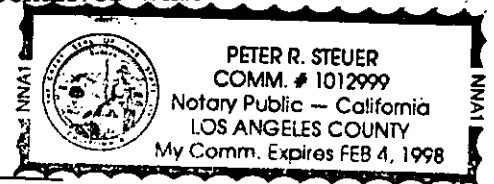
STATE OF CALIFORNIA )  
COUNTY OF Los Angeles ) SS

On February 15, 1994 before me, the undersigned, a  
Notary Public in and for said State, personally appeared

R. W. Balcerzak

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 same in his/her/their authorized capacity(ies), and that by 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.



Signature Peter Steuer

CONSENT TO RECORDATION

101148

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. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 2/28/94

[Signature]  
Real Property Services Manager  
of the City of Riverside

APPROVED AS TO FORM  
[Signature]

13661

# EXHIBIT B

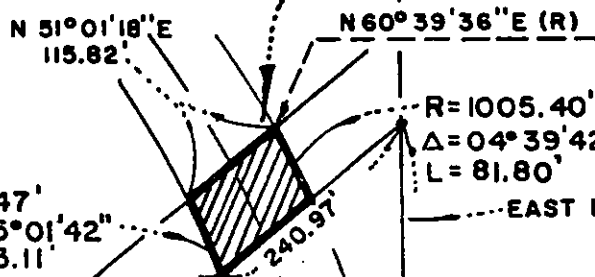
S.E. 1/4 SEC. 4, T. 3 S., R. 4 W., S.B.M.

**BASIS OF BEARINGS:** Southeastery line of Metropolitan Water District of Southern California R/W taken as North 51°01'18" East, as shown by Parcel Map No. 24733 on file in Book 175 of Parcel Maps, pages 30 through 36 thereof, records of Riverside County, California.

**P. M. 24733**

P.M.B. 175/30-36  
RIV. CO.

1609-2-1 (PTN)  
0.218 AC.



PAR. 8

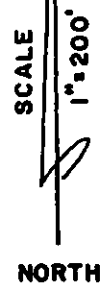
M.W.D. R/W DEED REC.  
BO. 2/2/76, INST. NO. 13456, O.R., RIV. CO.  
S 51°01'18" W

PAR. 7

APPROVED  
RIGHT OF WAY ENGINEERING SERVICE

DEC 27 1993

METROPOLITAN WATER DISTRICT  
OF SOUTHERN CALIFORNIA



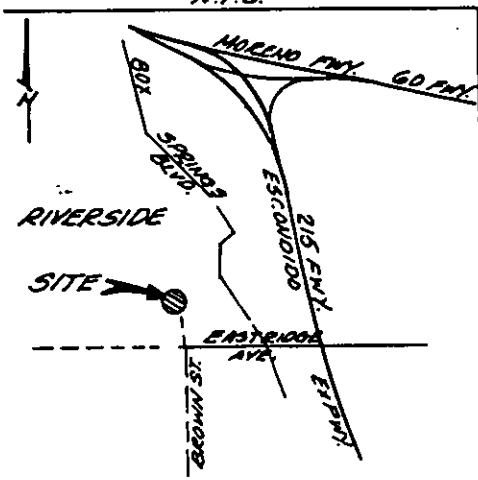
EASTRIDGE AVE.

SYCAMORE CANYON BLVD.

PAR. 62

T.3S., R.4W., S.B.M.

VICINITY MAP  
N.T.S.



*William L. Kraibsky*

THE METROPOLITAN WATER DISTRICT  
OF SOUTHERN CALIFORNIA

BOX SPRINGS FEEDER  
M.W.D.  
TO  
THE CITY OF RIVERSIDE  
PERMANENT EASEMENT  
1609-2-1 (PTN.)

• 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

11/22-2

SCALE: 1" = 200'

DRAWN BY F. DATE 9/10/93

SUBJECT FIRE STATION NO. 12

13661