

369801

RECEIVED FOR RECORD  
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When recorded mail to:

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

NOV - 3 1995

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

Recorded in Official Records  
of Riverside County, California

Recorder  
*[Signature]*

13895  
13895

FOR RECORDER'S OFFICE USE ONLY

Project: **Sycamore Canyon Business Park**  
**Sycamore Canyon Blvd.**

GRANT OF EASEMENT

EDGEMONT COMMUNITY SERVICES DISTRICT, a political subdivision of the County of Riverside, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, an easement and right-of-way for public street and highway purposes, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, in, under, upon, over and along that certain real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated Sept. 28, 1995

EDGEMONT COMMUNITY SERVICES  
DISTRICT, a political subdivision  
of the State of California

by *[Signature]*  
Michael Addie

title President

by *[Signature]*  
Virginia Lou Rahn

title Secretary

GENERAL ACKNOWLEDGEMENT

State of California }  
County of Riverside } ss

On September 28, 1995, before me  
(date)

Edward L. Mackey (name)

a Notary Public in and for said State, personally appeared

Michael Addie and Virginia Lou Rahn

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 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.

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

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

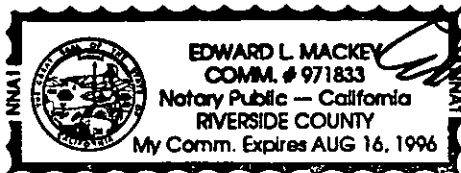
Title \_\_\_\_\_

Title \_\_\_\_\_

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

- ( ) Partner(s)
- ( ) General
- ( ) Limited

The party(ies) executing this



*Edward L. Mackey*

WITNESS my hand and official seal.

CERTIFICATE OF ACCEPTANCE (Government Code Section 27281)

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 11/1/95

*[Signature]*

Real Property Services Manager of the City of Riverside

scbp.ste

APPROVED AS TO FORM

*[Signature]*  
Stan T. Yamamoto, City Attorney

EXHIBIT "A"

That portion of the northwest quarter of Section 10, Township 3 South, Range 4 West, San Bernardino Meridian, described as follows:

Beginning at the southwest corner of said northwest quarter;

Thence North 00° 11' 35" West along the west line of said northwest quarter, a distance of 2546.66 feet to a point therein, said point being the southwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded May 6, 1993 as Instrument No. 170224 of Official Records, Riverside County, California;

Thence North 89° 34' 36" East along the south line of said parcel so conveyed, a distance of 73.97 feet to a point therein;

Thence South 43° 33' 48" West, a distance of 100.73 feet;

Thence South 02° 27' 00" East, a distance of 254.87 feet;

Thence South 00° 23' 18" West, a distance of 500.32 feet;

Thence South 02° 27' 00" East, a distance of 1126.86 feet;

Thence South 04° 12' 45" East, a distance of 346.39 feet to the beginning of a tangent curve, concave to the east, having a radius of 1345.13 feet;

Thence southerly along said curve, to the left, an arc distance of 250.86 feet to a point in the north line of Parcel 23 of Parcel Map No. 24536 as shown by map on file in Book 162 of Parcel Maps at pages 91 through 98 inclusive thereof, Records of Riverside County, California;

Thence South 89° 34' 03" West along said north line and along the north line of Parcel 22 of said Parcel Map and along the north line of that certain parcel of land conveyed to the City of Riverside by deed recorded May 27, 1994 as Instrument No. 218345 of Official Records, Riverside County, California, a distance of 125.45 feet to the point of beginning.

Containing 2.43 acres more or less.

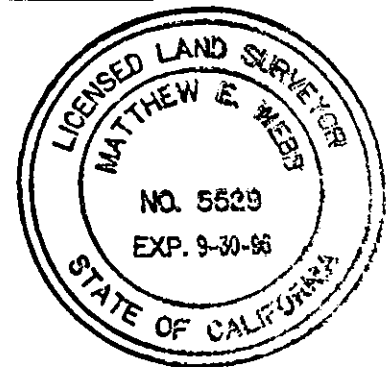
PREPARED UNDER MY SUPERVISION

Matthew E. Webb  
Matthew E. Webb, L.S. 5529

8/3/95  
Date

Prepared By: ajg  
Checked By: [Signature]

DESCRIPTION APPROVAL E/PLAS  
[Signature] by LE  
SURVEYOR, STATE OF CALIFORNIA



SEE SHEET 2

DATA

| ○ | DELTA/BEARING   | RADIUS  | LEN./DIST. | TANGENT |
|---|-----------------|---------|------------|---------|
| ① | 10° 41' 08"     | 1345.13 | 250.86     | 125.80  |
| ② | N 89° 34' 03" E |         | 125.45     |         |

PARCEL 3

N.W. 1/4. SEC. 10  
T.3S.. R.4W.. S.B.M.

P.M. 18/70

PARCEL 1  
R.S. 53/22

PARCEL 4

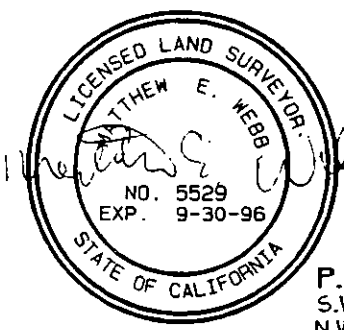
SYCAMORE CANYON BLVD.

WEST LINE SECTION 10

N 00° 11' 35" W 2546.66

N 02° 27' 00" W 1126.86

N 04° 12' 45" W 346.39



P.O.B. S.W. COR. N.W. 1/4. SEC. 10

PAR 23 PARCEL CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED MAY 27, 1994 AS INSTR. NO. 218345. O.R. RV. CO. P.M.B. 162/91-98 ph fl 903000 ph 714



CITY OF RIVERSIDE, CALIFORNIA

73-2-4-6

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.

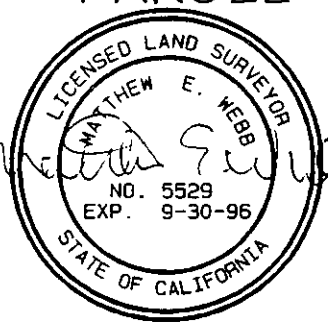
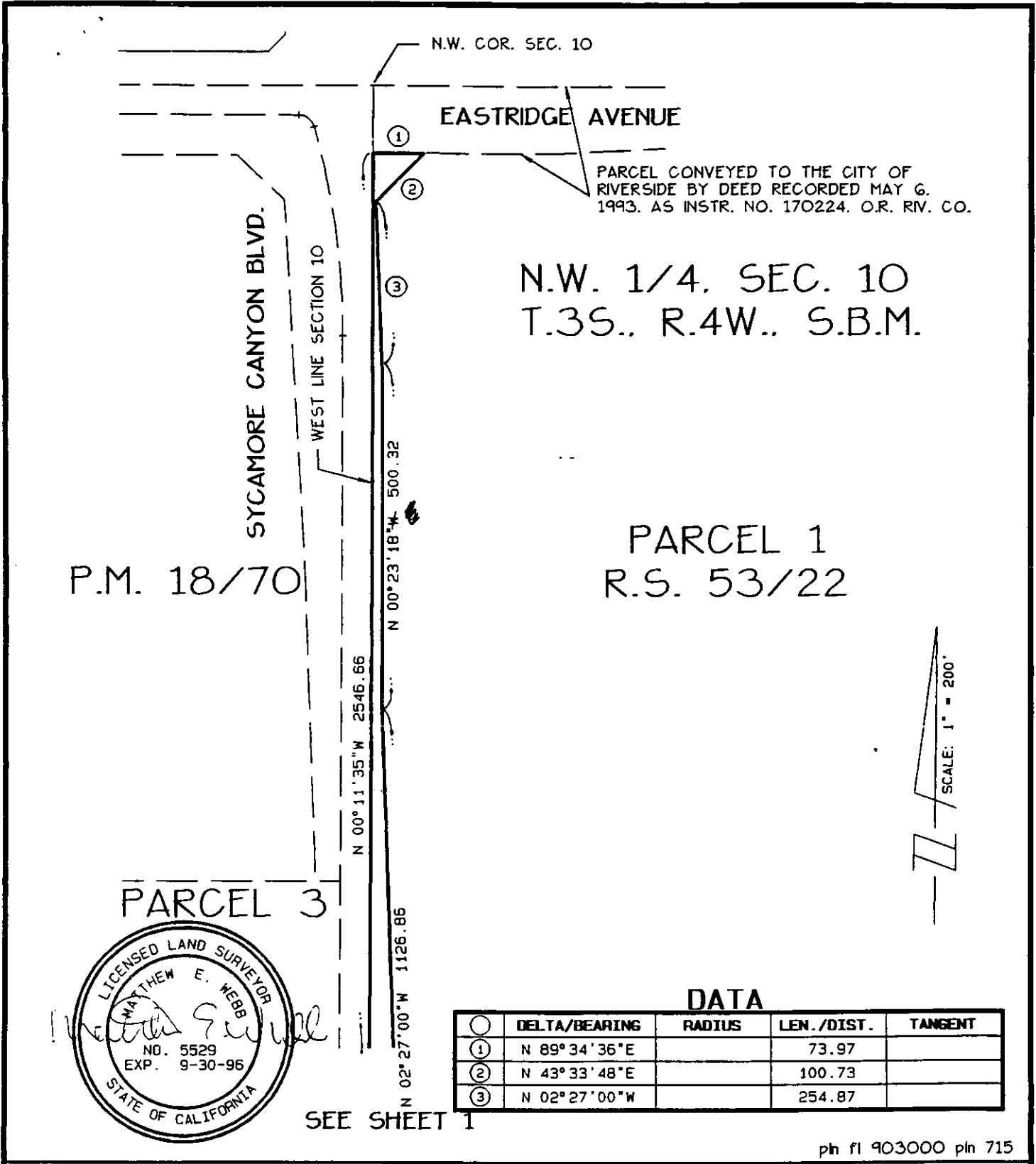
SHEET 1 OF 2

90-30000 D57

SCALE: 1" = 200'

DRWN BY ag DATE 8/3/96  
CHKD BY [Signature] DATE 9/3/95

SUBJECT: SYCAMORE CANYON BLVD. RIGHT-OF-WAY



SEE SHEET 1

DATA

| ① | DELTA/BEARING   | RADIUS | LEN./DIST. | TANGENT |
|---|-----------------|--------|------------|---------|
| ① | N 89° 34' 36" E |        | 73.97      |         |
| ② | N 43° 33' 48" E |        | 100.73     |         |
| ③ | N 02° 27' 00" W |        | 254.87     |         |

ph fl 903000 ph 715

CITY OF RIVERSIDE. CALIFORNIA

73-2-4-6

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

90-3000  
D57

SCALE: 1" = 200'

DRWN BY ajg DATE 8/3/96  
CHKD BY [Signature] DATE 8/15/96

SUBJECT: SYCAMORE CANYON BLVD. RIGHT-OF-WAY