

212149

When recorded mail to:

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

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

JUN - 7 1996

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]*
Fees \$ _____

FOR RECORDER'S OFFICE USE ONLY

D- 30

[Handwritten marks: D, 2, 7, and a triangle]

Project: **Sycamore Canyon Business Park**
APN 263-050-073

GRANT OF EASEMENT

SYCAMORE CANYON ASSOCIATES, LLC, a Delaware Limited Liability Company, 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 5/13/96

SYCAMORE CANYON ASSOCIATES, LLC,
a Delaware Limited Liability Company

by *[Signature]*

title Partner

by *[Signature]*

title Partner

GENERAL ACKNOWLEDGEMENT

State of California }
County of RIVERSIDE } ss

On May 13, 1996, before me Elyse E. Davidson
(date) (name)

a Notary Public in and for said State, personally appeared

Jacques S. Yeager, Sr.
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) 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.

Elyse E. Davidson
Signature

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 6/3/96

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

sycapk.sca

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 document is/are representing:
Sycamore Canyon Assoc.
[Signature]

APPROVED AS TO FORM

[Signature]
ASST. CITY ATTORNEY

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

212149

No. 5907

State of California

County of Orange

On May 24, 1996 before me, Daniel Hawthorne, Notary Public

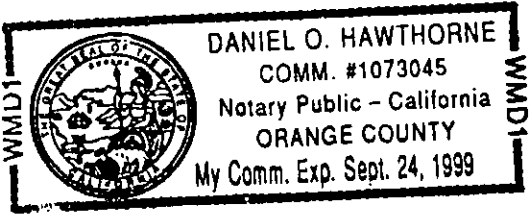
DATE

NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Alexander S. Rados

(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.



WITNESS my hand and official seal.

Daniel O. Hawthorne
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

DESCRIPTION OF ATTACHED DOCUMENT

- INDIVIDUAL
 - CORPORATE OFFICER
- _____ TITLE(S)
- PARTNER(S) LIMITED
 - GENERAL
 - ATTORNEY-IN-FACT
 - TRUSTEE(S)
 - GUARDIAN/CONSERVATOR
 - OTHER: _____

_____ TITLE OR TYPE OF DOCUMENT

_____ NUMBER OF PAGES

_____ DATE OF DOCUMENT

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

_____ SIGNER(S) OTHER THAN NAMED ABOVE

EXHIBIT "A"

That portion of Parcel 3 of Parcel Map, as shown by map on file in Book 18 of Parcel Maps at Page 70 thereof, Records of Riverside County, California, described as follows;

Commencing at the northeast corner of said Parcel 3, said corner being in the east line of Section 9, Township 3 South, Range 4 West, San Bernardino Meridian;

Thence South 89° 37' 20" West along the north line of said Parcel 3, a distance of 44.00 feet for the TRUE POINT OF BEGINNING, said point being in the west right-of-way line of an Offer of Dedication conveyed to the City of Riverside by deed recorded January 10, 1975, as Instrument No. 3442, Official Records of Riverside County, California;

Thence South 00° 11' 35" East along said west right-of-way line, a distance of 746.38 feet to a point in the south line of said Parcel 3;

Thence North 75° 27' 35" West along said south line, a distance of 7.06 feet;

Thence North 02° 27' 00" West, a distance of 745.04 feet to a point in said north line of Parcel 3;

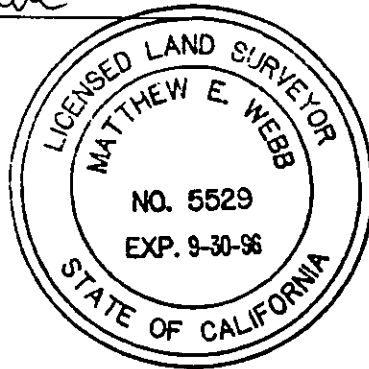
Thence North 89° 37' 20" East along said north line, a distance of 36.17 feet to the TRUE POINT OF BEGINNING.

PREPARED UNDER MY SUPERVISION:

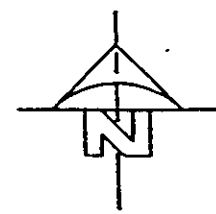
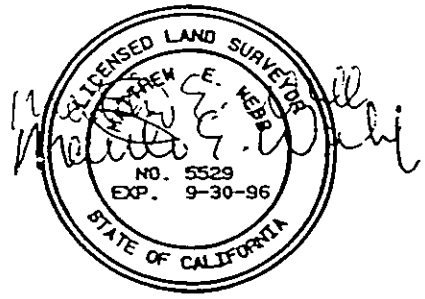
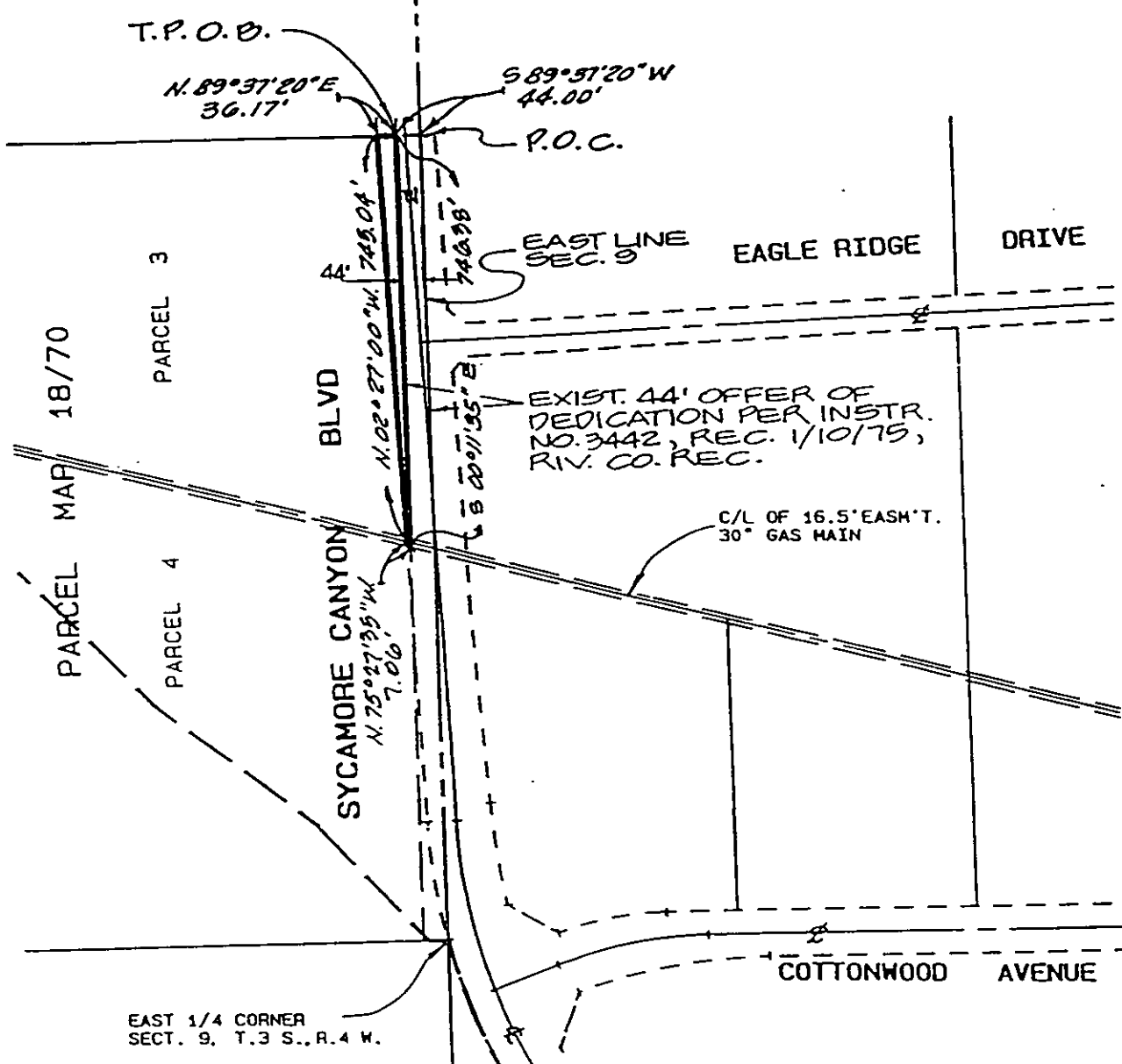
Matthew E. Webb
Matthew E. Webb, L.S. 5529

4/5/96
Date

Prepared by: [Signature]
Checked by: [Signature]



DESCRIPTION APPROVAL 4/22/96
Walter R. Frye by _____
SURVEYOR, CITY OF RIVERSIDE



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	73- 1126-1 90-3000 055
SCALE: 1" = 300'	DRWN BY <u>an</u> DATE 10-17-94 CHKD BY <u>an</u> DATE 10-17-94	SUBJECT: POR. PAR. 3 . PARCEL MAP 18/70	