

014160

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

JAN 15 1997

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
Fees \$



FOR RECORDER'S OFFICE USE ONLY

D- [Handwritten initials]

Project: **Tract No. 27721**
Northrop Drive

EASEMENT

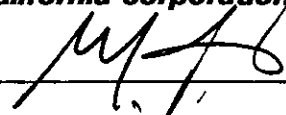
FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **REGIONAL PROPERTIES, INC.**, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, an easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of **roadway slope and drainage facilities**, together with all necessary appurtenances, 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.

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 real 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 **roadway slope and drainage facilities**.

Dated 12/9/96

REGIONAL PROPERTIES, INC.
a California corporation

by 

title President

by 

title Secretary

GENERAL ACKNOWLEDGEMENT

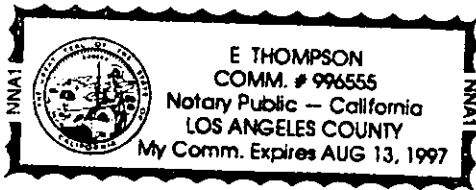
State of California }
County of Los Angeles }^{ss}

On 12/9/96, before me E Thompson
(date) (name)

a Notary Public in and for said State, personally appeared

Mark Rubin & Jack A. Sweeney
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.

E Thompson
Signature

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

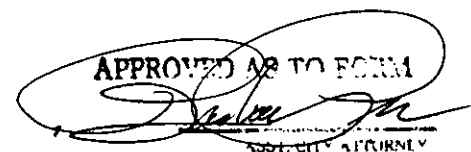
The party(ies) executing this document is/are representing:

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 12/20/96

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



November 7, 1996

Project No. 9212818-01

EXHIBIT "A"**Offsite Slope & Drainage Easement
Tract 27721 - Regional Properties/Kaufman & Broad**

That portion of Parcel 4 of Parcel Map 4806 as shown by map on file in Book 7 of Parcel Maps at Pages 8 through 12 thereof, Records of Riverside County, California, described as follows:

COMMENCING at the Southeast corner of Lot "C" of Parcel Map 28267 as shown by map on file in Book 187 of Parcel Maps at Pages 38 and 39 thereof, Records of Riverside County, California, also being the Northeast corner of Parcel "B" of Certificate of Compliance recorded May 4, 1994 as Instrument No. 185008, Official Records of Riverside County, California;

Thence N.34°40'06"W. along the Easterly line of said Lot "C", a distance of 10.00 feet to a point, said point being the Point of Beginning of the parcel of land to be described;

Thence N.34°40'06"W. along the Easterly line of said Lot "C", a distance of 18.00 feet;

Thence N.55°19'54"E., distance of 16.47 feet;

Thence S.41°16'15"E., distance of 28.19 feet;

Thence S.55°19'54"W., distance of 9.71 feet;

Thence N.34°40'06"W., distance of 10.00 feet;

Thence S.55°19'54"W., distance of 10.00 feet to the Point of Beginning.



J. F. DAVIDSON ASSOCIATES, INC.
Prepared Under the Supervision of:


Daniel J. Kipper, PLS No. 4628

Date: 11/7/96

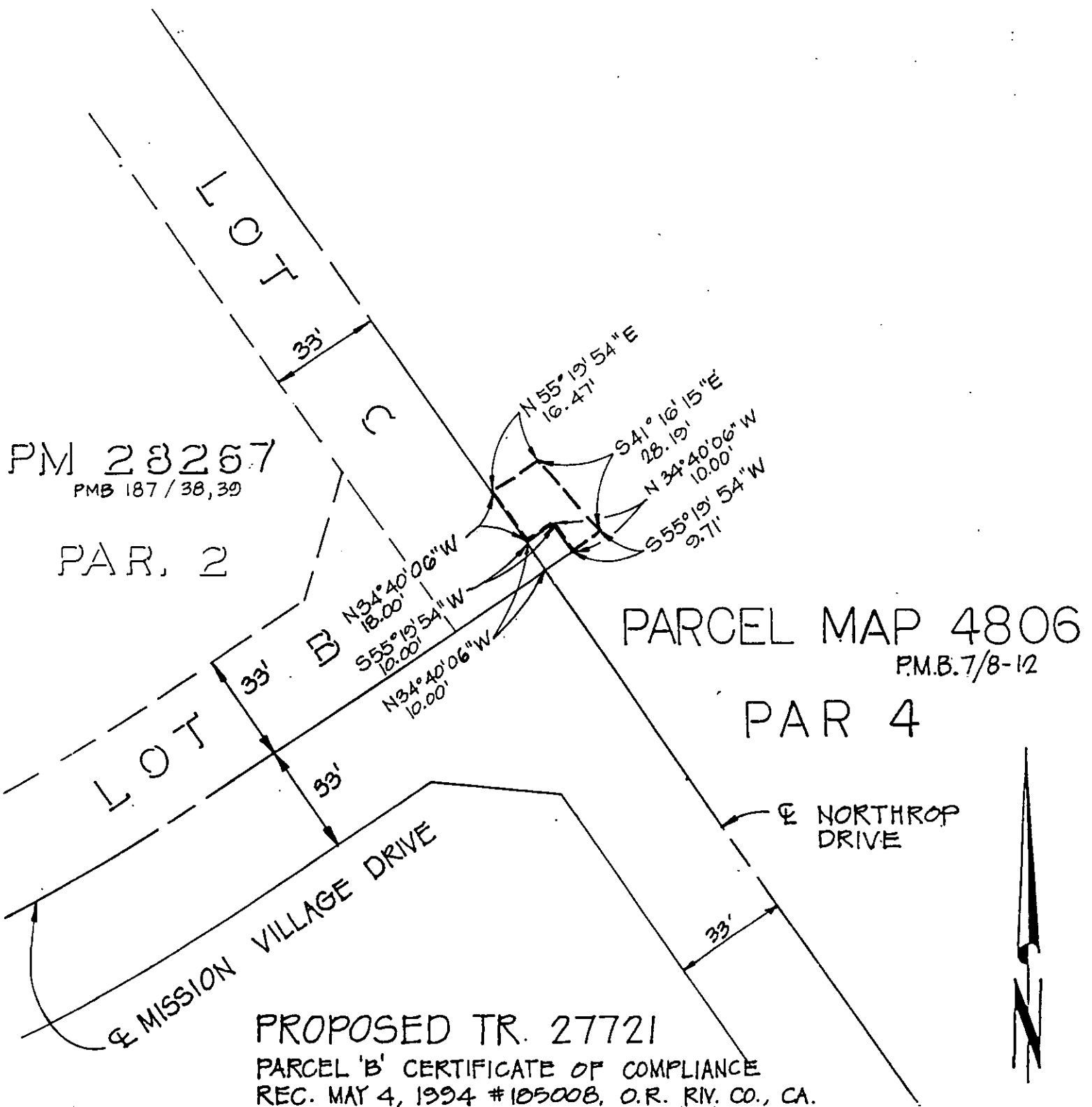
MWC/DJK/mkn

JFD::JFDSADM:[LEGAL]LEGAL.KH2;3IMELINDAN

DESCRIPTION APPROVAL 11/19/96

SURVEYOR, CITY OF RIVERSIDE by LF

1406Z



• 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

87-2

SCALE: 1" = 40'

DRAWN BY A.L. DATE 11/07/96

SUBJECT SLOPE & DRAINAGE EASEMENT - TR. 27721