

Recording Requested By
CHICAGO TITLE COMPANY

009996

When recorded mail to:

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

RECEIVED FOR RECORD
AT 8:00AM

JAN 12 1998

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$

FREE RECORDING

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

FOR RECORDER'S OFFICE USE ONLY

Project: Arlington Avenue Underpass
@ B.N.S.F. RR.
A.P.N. 225-350-054

D -

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **CHERYL TAVAGLIONE**, as Successor Trustee to **THE TAVAGLIONE FAMILY TRUST**, dated October 19, 1978, 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 waterline facilities, together with all necessary appurtenances, in, under, upon, over and along that certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of the Southeast Quarter of the Southeast Quarter of Section 34, Township 2 South, Range 5 West, San Bernardino Meridian, described as follows:

COMMENCING at the intersection of the south line of said Section 34 with the southerly prolongation of the easterly line of that certain parcel of land described in deed to Leonard Tavaglione, et al., as Parcel 3 by Grant Deed recorded March 2, 1959, in Book 2423, Page 404, et seq., of Official Records of Riverside County, California; said intersection being on the centerline of Arlington Avenue;

6056204 K22

THENCE South 89°46' West, along the south line of said Section 34 and along said centerline of Arlington Avenue, a distance of 77.56 feet;

THENCE North 0°14' West, at right angle to said south line of Section 34, a distance of 85.43 feet to a line parallel with and distant 85.43 feet northerly, as measured at right angles, from said south line of Section 34;

THENCE North 89°46' East, along said parallel line, a distance of 24.15 feet to the **POINT OF BEGINNING** of the parcel of land being described;

THENCE North 0°14' West, at right angles to said south line of Section 34, a distance of 32.67 feet to the southeasterly line of the right-of-way of the Riverside Water Company's upper canal;

THENCE North 62°41'16" East, along said southeasterly line, a distance of 59.99 feet to the northeasterly corner said Parcel 3;

THENCE South 0°14' East, along the easterly line of said Parcel 3, a distance of 5.62 feet to a line parallel with and distant 5.00 feet southeasterly, as measured at right angles, from said southeasterly line of the right-of-way of the Riverside Water Company's upper canal;

THENCE South 62°41'16" West, along said last mentioned parallel line, a distance of 37.06 feet;

THENCE South 0°14' East, a distance of 40.65 feet to a line parallel with and distant 82.27 feet northerly, as measured at right angles, from said south line of Section 34;


THENCE South 89°46' West, along said last mentioned parallel line, a distance of 8.66 feet;

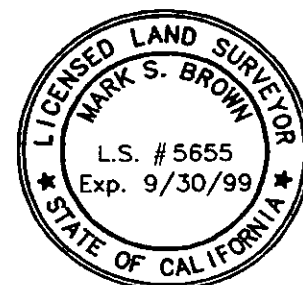
THENCE North 45°13'13" West, a distance of 4.47 feet to said line parallel with and distant 85.43 feet northerly from said south line of Section 34;

THENCE South 89°46' West, along said last mentioned parallel line, a distance of 8.59 feet to the **POINT OF BEGINNING**.

Area - 991 square feet.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 10/14/97 Prep. Kap
 Mark S. Brown, L.S. 5655 Date
 License Expires 9/30/99



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 waterline facilities.

Dated

Oct 16, 1997

**CHERYL TAVAGLIONE, as Successor of
THE TAVAGLIONE FAMILY TRUST, dated
October 19, 1978**

Cheryl Tavaglione
CHERYL TAVAGLIONE, Successor Trustee

GENERAL ACKNOWLEDGMENT

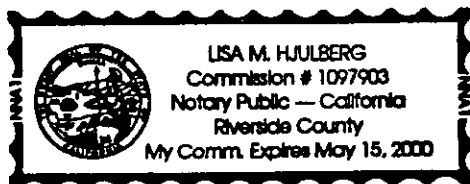
State of California }
County of Riverside } ss

On 10-16-97, before me Lisa M. Hjulberg
(date) (name)

a Notary Public in and for said State, personally appeared

Chevyll Tavaglione
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.

Lisa M. Hjulberg
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

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

Title _____

Title _____

- () Guardian/Conservator

- () Individual(s)

- (X) Trustee(s)
- () Other

- () Partner(s)

- () General
- () Limited

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

The Tavaglione Family
Trust, dated
October 19, 1978

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.

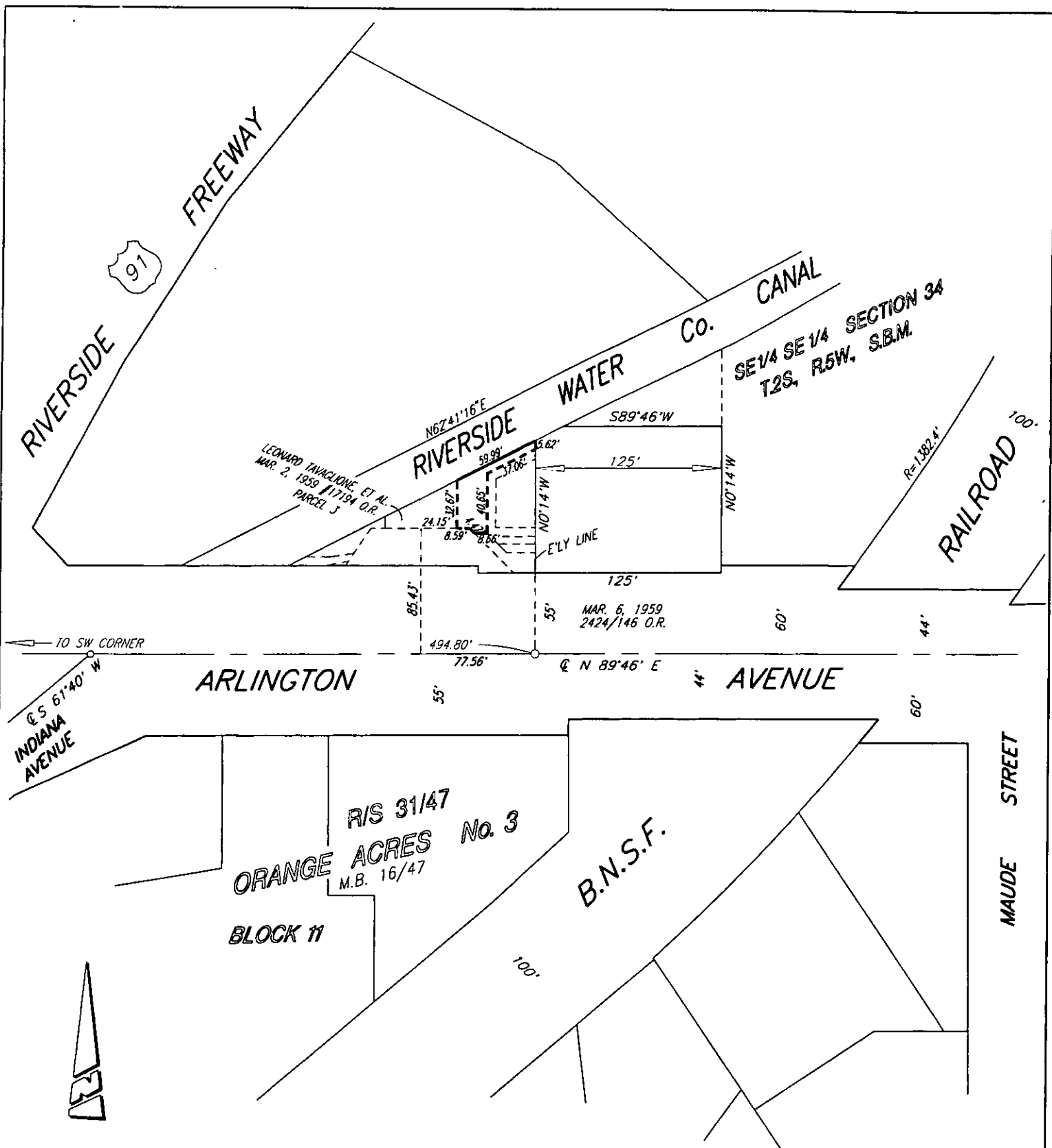
Dated 12/30/97

APPROVED AS TO FORM
Carolyn Confer 119198
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

TAVA3.H20

CITY OF RIVERSIDE

[Signature]
Real Property Services Manager
of the 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

SCALE: N.T.S.

DRAWN BY: Kgs 10/11/97

SUBJECT: ARLINGTON AVENUE UNDERPASS - WATER (W)