

When recorded mail to:

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

426604

RECEIVED FOR RECORD
AT 8:00AM

OCT 2 1998

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$ 0

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

D- 14263



Project: *Mitchell Avenue*
A.P.N. 154-190-007

TREE PLANTING EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **ALVORD SCHOOL DISTRICT OF RIVERSIDE COUNTY**, 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 planting, replanting, and maintaining of trees of such types as shall be designated by the City of Riverside in, under, upon, over and along the 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.

Said easement is to be used for all purposes proper and convenient in the planting, replanting and maintenance of trees, including the rights of ingress and egress, the temporary deposit of tools, equipment, machinery, vehicles, materials and supplies used in the performance of said work, and for similar and related purposes by the City of Riverside, its officers, employees, agents or contractors.

Dated September 2, 1998

**ALVORD SCHOOL DISTRICT OF
RIVERSIDE COUNTY**

by: Constance S. Maske
Assistant Superintendent
title Business Services

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On 9-2-98, before me Kathy L. Randall
(date) (name)

a Notary Public in and for said State, personally appeared
Constance S. Nickell
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.

Kathy L. Randall
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 9/15/98

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

0030U-04.MAS

APPROVED AS TO FORM
Carolyn Confer 9/15/98
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

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:

EXHIBIT "A"

BEING A PORTION OF THE NORTHEAST ¼ OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SAN BERNARDINO MERIDIAN, AND A PORTION OF THE SOUTHEAST ¼ OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 6 WEST, SAN BERNARDINO MERIDIAN, LOCATED IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF ARLINGTON AVENUE AND MITCHELL AVENUE, THENCE NORTH $01^{\circ}53'00''$ EAST 94.46 FEET ALONG THE CENTERLINE OF SAID MITCHELL AVENUE, BEING 33.00 FEET HALF WIDTH; THENCE SOUTH $88^{\circ}07'00''$ EAST 33.00 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY OF SAID MITCHELL AVENUE AND THE TRUE POINT OF BEGINNING; THENCE NORTH $01^{\circ}53'00''$ EAST 195.00 FEET ALONG THE SAID EASTERLY RIGHT-OF-WAY TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 18.00 FEET, WHOSE INITIAL TANGENT BEARS NORTH $67^{\circ}15'32''$ EAST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $65^{\circ}22'32''$ AN ARC LENGTH OF 20.54 FEET; THENCE NORTH $01^{\circ}53'00''$ EAST 136.80 FEET ALONG A LINE PARALLEL TO AND LYING 43.50 FEET EASTERLY, MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID MITCHELL AVENUE TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 18.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $65^{\circ}22'32''$ AN ARC LENGTH OF 20.54 FEET TO A POINT ON THE SAID EASTERLY RIGHT-OF-WAY OF SAID MITCHELL AVENUE; THENCE NORTH $01^{\circ}53'00''$ EAST 106.14 FEET ALONG THE SAID EASTERLY RIGHT-OF-WAY OF SAID MITCHELL AVENUE; THENCE SOUTH $88^{\circ}07'00''$ EAST 9.00 FEET; THENCE SOUTH $01^{\circ}53'00''$ WEST 100.64 FEET ALONG A LINE PARALLEL TO AND LYING 42.00 FEET EASTERLY, MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID MITCHELL AVENUE; THENCE SOUTH $88^{\circ}07'00''$ EAST 7.00 FEET; THENCE SOUTH $01^{\circ}53'00''$ WEST 180.53 FEET ALONG A LINE PARALLEL TO AND LYING 49.00 FEET EASTERLY, MEASURED A RIGHT ANGLES TO THE CENTERLINE OF SAID MITCHELL AVENUE; THENCE NORTH $88^{\circ}07'00''$ WEST 7.00 FEET; THENCE SOUTH $01^{\circ}53'00''$ WEST 189.50 FEET ALONG A LINE PARALLEL TO AND LYING 42.00 FEET EASTERLY, MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID MITCHELL AVENUE; THENCE NORTH $88^{\circ}07'00''$ WEST 9.00 FEET TO A POINT ON THE SAID EASTERLY RIGHT-OF-WAY OF SAID MITCHELL AVENUE AND THE TRUE POINT OF BEGINNING.


 CARSON L. STORER, P.L.S. 3913
 EXPIRATION DATE: JUNE 30, 2000



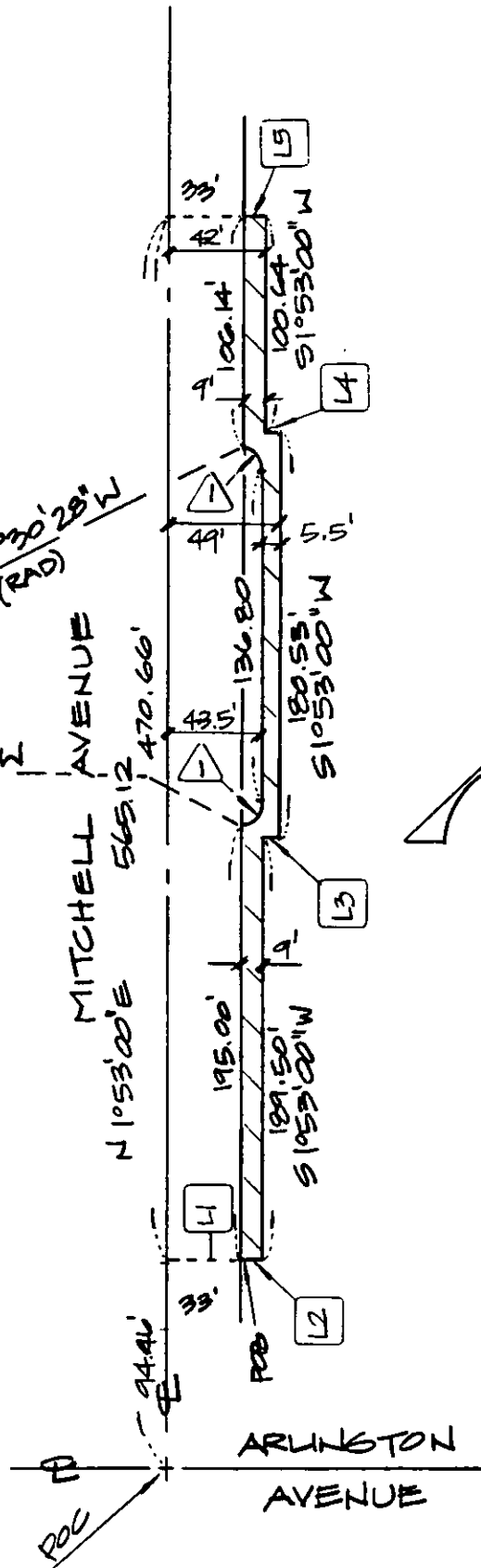
DESCRIPTION APPROVED 8/20/20

by Walter R. Frye
 SURVEYOR, CITY OF RIVERSIDE

- L1 S 88° 01' 00" E 33.00'
- L2 N 88° 01' 00" W 9.00'
- L3 N 88° 01' 00" W 7.00'
- L4 S 88° 01' 00" E 7.00'
- L5 S 88° 01' 00" E 9.00'

△ Δ = 65° 22' 32"
 R = 18.00'
 T = 11.55'
 L = 20.54'

$\frac{S 26^{\circ} 30' 28'' W}{(RAD)}$
 $\frac{N 22^{\circ} 44' 28'' W}{(RAD)}$
 MITCHELL AVENUE
 N 1° 53' 00" E 565.12'
 470.66'



Carson L. Storer
 CARSON L. STORER, P.L.S. 3913
 EXPIRATION DATE: JUNE 30, 2000



L17.6