

When recorded mail to:

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

DOC # 1999-315858

07/15/1999 08:00A Fee:NC

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Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



FREE RECORDING

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

M	I	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
A	R	L				COPY	LONG	REFUND	NCHG	EXAM

Project: **LL-024-989**
1046 Spruce Street
APN 250-100-002 & 003

14434



GRANT OF EASEMENT

SPRUCE II/VDDC, LTD., a California Limited Partnership, 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 July 9, 1999

**SPRUCE II/VDDC, LTD., a
California Limited Partnership**

By: *Patrick J. Van Daele*
Patrick J. Van Daele

Title: President

By: Van Daele Development Corp., its
General Partner

Title: _____

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On July 9, 1999, before me Kristi L. Blanchard
(date) (name)

a Notary Public in and for said State, personally appeared

Patrick J. Van Daele
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.

Kristi L. Blanchard
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:



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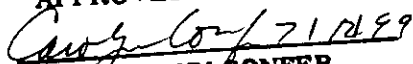
CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

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 7/13/99


Real Property Services Manager
of the City of Riverside

//024989.row

APPROVED AS TO FORM

CAROLYN CONFER
ASSISTANT CITY ATTORNEY



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EXHIBIT "A"

DEDICATION OF STREET RIGHT-OF-WAY

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THE NORTHERLY 11 FEET OF THE EASTERLY ONE-HALF OF LOT 2 OF THE EAST RIVERSIDE LAND COMPANY'S SUBDIVISION OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN AS SHOWN BY MAP ON FILE IN BOOK 6 PAGE 44 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

ALL AS SHOWN ON EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THIS DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECTION



JENS THIELMANN, RCE 25742
MY LICENSE EXPIRES 12/31/01



DESCRIPTION APPROVAL 7/17/00
Walter R. [Signature] by —
SURVEYOR, CITY OF RIVERSIDE



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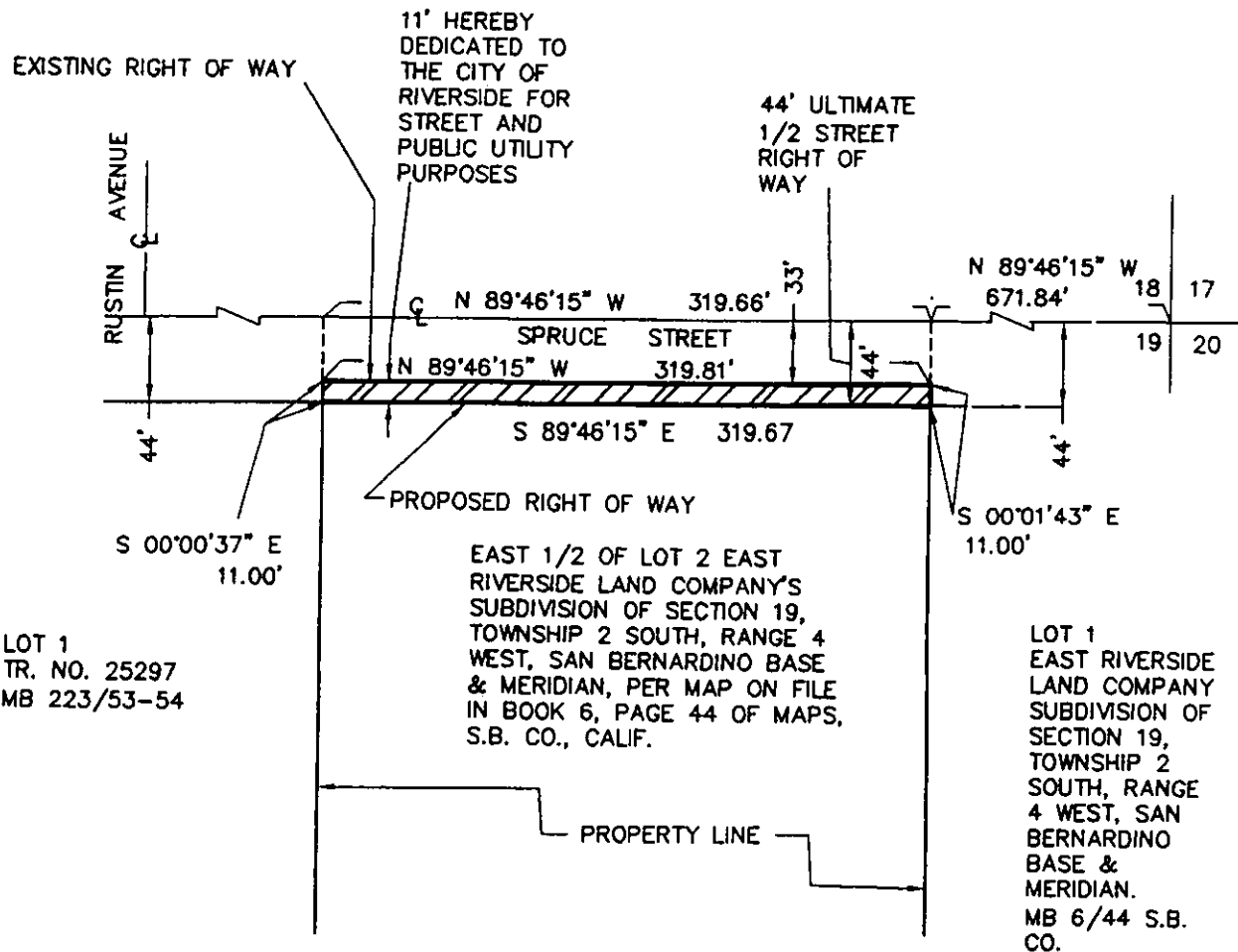
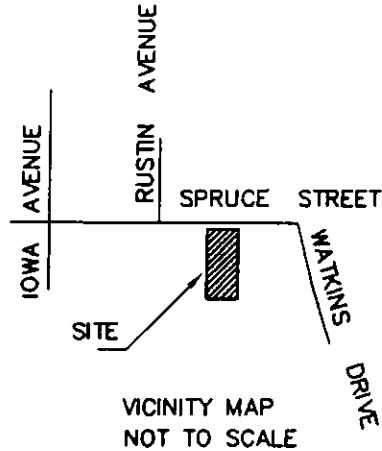
EXHIBIT "B"

DEDICATION OF STREET RIGHT-OF-WAY

N
SCALE: NOT TO SCALE



Jens Thielmann



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LEGEND

INDICATES AREA OF DEDICATION

26/6

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