

When recorded mail to:

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

DOC # 1999-548187

12/20/1999 08:00A Fee:NC

Page 1 of 5

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	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		5						
								✓	LC
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

Project: University Village Student
Housing Project

A.P.N. 250-240-016 & 250-250-022

D - 14513



EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **UNIVERSITY VILLAGE LLC**, a California limited liability company and **UNIVERSITY VILLAGE-PHASE 1A, LLC**, a California limited liability company, as their individual interests appear of record, as Grantors, 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 the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of *traffic signal and related electrical 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 *traffic signal and related electrical facilities*.

Dated December 7, 1999

UNIVERSITY VILLAGE LLC, a California limited liability company

By: Southland Land Corporation, a California corporation, Its General Manager

By: 
Michael L. Keele, President

Dated December 7, 1999

UNIVERSITY VILLAGE-PHASE 1A, LLC, a California limited liability company

By: SLC-UV, INC., a California corporation, Its General Manager

By: 
Michael L. Keele, President



1999-548187
12/28/1999 08:00A
2 of 5

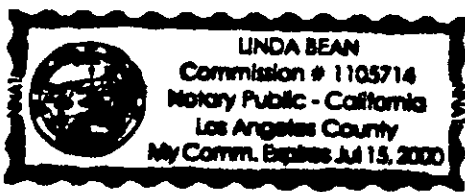
GENERAL ACKNOWLEDGEMENT

State of California
County of Los Angeles } ss

On December 7, 1999, before me LINDA BEAN
(date) (name)

a Notary Public in and for said State, personally appeared
Michael L. Keele
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.

Linda Bean
Signature

OPTIONAL SECTION
CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
(X) Corporate Officer(s)
Title President
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 12/14/99

APPROVED AS TO FORM
Carolyn Confer 12/16/99
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

CITY OF RIVERSIDE
Real Property Services Manager
of the City of Riverside

UNIVLGEKEELETSE.DOC



1999-548187
12/29/1999 08:00A
3 of 5

EXHIBIT "A"

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion Parcel 1 of Parcel Map on file in Book 14, Page 10 of Parcel Maps, records of Riverside County, California, described as follows:

COMMENCING at the centerline intersection of Linden Street and Iowa Avenue of Tract No. 21907, as shown by map on file in Book 171, Pages 19 through 21 of Maps, records of Riverside County, California;

THENCE North 89°12'38" West, along the centerline of said Linden Street, a distance of 50.00 feet to an intersection with the northerly prolongation of the east line of Lot 53 of East Riverside Land Co. subdivision of Section 19, Township 2 South, Range 4 West, San Bernardino Meridian, as shown by map on file in Book 6, Page 44 of Maps records of San Bernardino County, California;

THENCE South 0°47'10" West, along said prolongation and said east line of Lot 53, a distance of 587.49 feet;

THENCE South 89°12'50" East, at right angle to said centerline of Iowa Avenue, a distance of 105.00 feet to the west line of said Parcel 1 and the POINT OF BEGINNING of the parcel of land being described;

THENCE South 0°47'10" West, along said west line of Parcel 1, a distance of 130.00 feet;


THENCE North 38°15'44" East, a distance of 37.80 feet;

THENCE North 0°47'10" East, a distance of 70.00 feet;

THENCE North 36°41'24" West, a distance of 37.80 feet to the POINT OF BEGINNING;

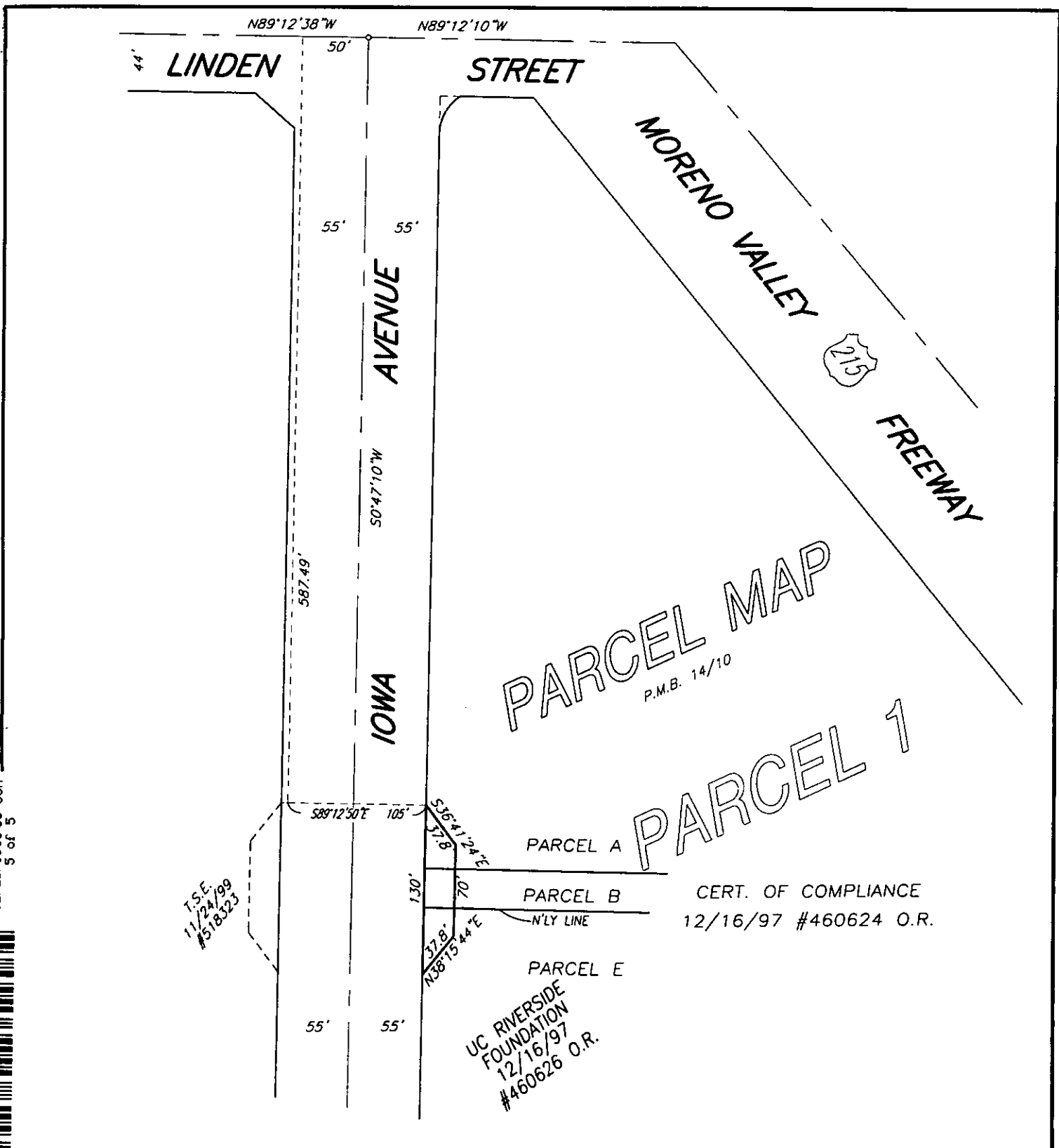
EXCEPTING THEREFROM that portion lying southerly of the northerly line of that certain parcel of land described in deed to UC Riverside Foundation, by document recorded December 16, 1997, as Instrument No. 460626 of Official Records of said Riverside County.

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


Mark S. Brown, L.S. 5655 Date 12/29/99 Prep. Kop
License Expires 9/30/03



1999-548187
12/28/1999 08:06A
5 of 5



PARCEL MAP
P.M.B. 14/10

PARCEL 1

CERT. OF COMPLIANCE
12/16/97 #460624 O.R.

UC RIVERSIDE
FOUNDATION
12/16/97
#460626 O.R.

• 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

41-2

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 12/3/99

SUBJECT: IOWA AVENUE STREETScape

14513