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Recording Requested By
CHICAGO TITLE COMPANY

When recorded mail to:

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

DOC # 2000-048419

02/09/2000 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)



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Project: La Sierra Avenue Widening
Parcel 057

A.P.N. 149-160-006

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EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, ISMENIA individually and as Trustee of the Concepcion 1993 Family Trust dated September 5, 1993 (revised August 19, 1996) CONCEPCION, a widow, 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 electric energy distribution 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 electric energy distribution facilities.

Dated Oct. 13, 1999

Ismenia Concepcion
ISMENIA CONCEPCION

GENERAL ACKNOWLEDGEMENT

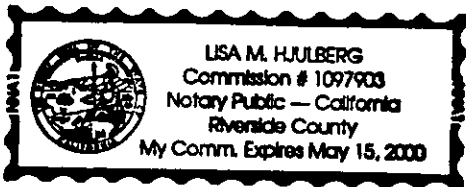
State of California }
County of Riverside } ss

On Oct. 13, 1999, before me Lisa M. Hjulberg
(date) (name)

a Notary Public in and for said State, personally appeared

Ismenia Concepcion
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
- (X) 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 10/19/99

CITY OF RIVERSIDE

[Handwritten Signature]

Real Property Services Manager
of the City of Riverside

APPROVED AS TO FORM

[Handwritten Signature]

CAROLYN CONFER
ASSISTANT CITY ATTORNEY

LAS057.PUE



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EXHIBIT "A"

All that portion of the south-half of Section 3, T. 3 S., R. 6 W., of the Rancho La Sierra, as shown by map on file in Book 6, Page 70 of Maps, records of Riverside County, California, more particularly described as follows:

COMMENCING at the most easterly corner of that certain strip of land, 2.00 feet in width, described in deed to Joe L. Ragsdale, et ux., by document recorded October 23, 1952, as Instrument No. 45375 of Official Records of said Riverside County; said corner also being in the southwesterly line of Lot M of Tract No. 2 of La Sierra Heights, as shown by map on file in Book 7, Page 66 of Maps, records of said Riverside County;

THENCE South 72°39'28" West, along the southeasterly line of said strip of land, a distance of 6.01 feet to a line which is parallel with and distant 6.00 feet southwesterly, as measured at right angles, from said southwesterly line of Lot M;

THENCE North 14°12'23" West, along said parallel line, a distance of 56.72 feet to the southeasterly line of that certain parcel of land described in deed to Archie L. Barker, et ux., by document recorded November 5, 1952 as Instrument No. 47201 of Official Records of said Riverside County, and the POINT OF BEGINNING of the parcel of land being described;

THENCE South 74°39'02" West, along the southeasterly line of said parcel of land, a distance of 45.00 feet;

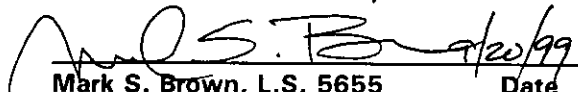

THENCE South 15°20'58" East, at right angle to the southeasterly line of said parcel of land, a distance of 5.00 feet;

THENCE North 74°39'02" East, along a line parallel with the southeasterly line of said parcel of land, a distance of 44.90 feet to said line parallel with and distant 6.00 feet southwesterly from the southwesterly line of Lot M;

THENCE North 14°12'23" West, along said last mentioned parallel line, a distance of 5.00 feet to the POINT OF BEGINNING.

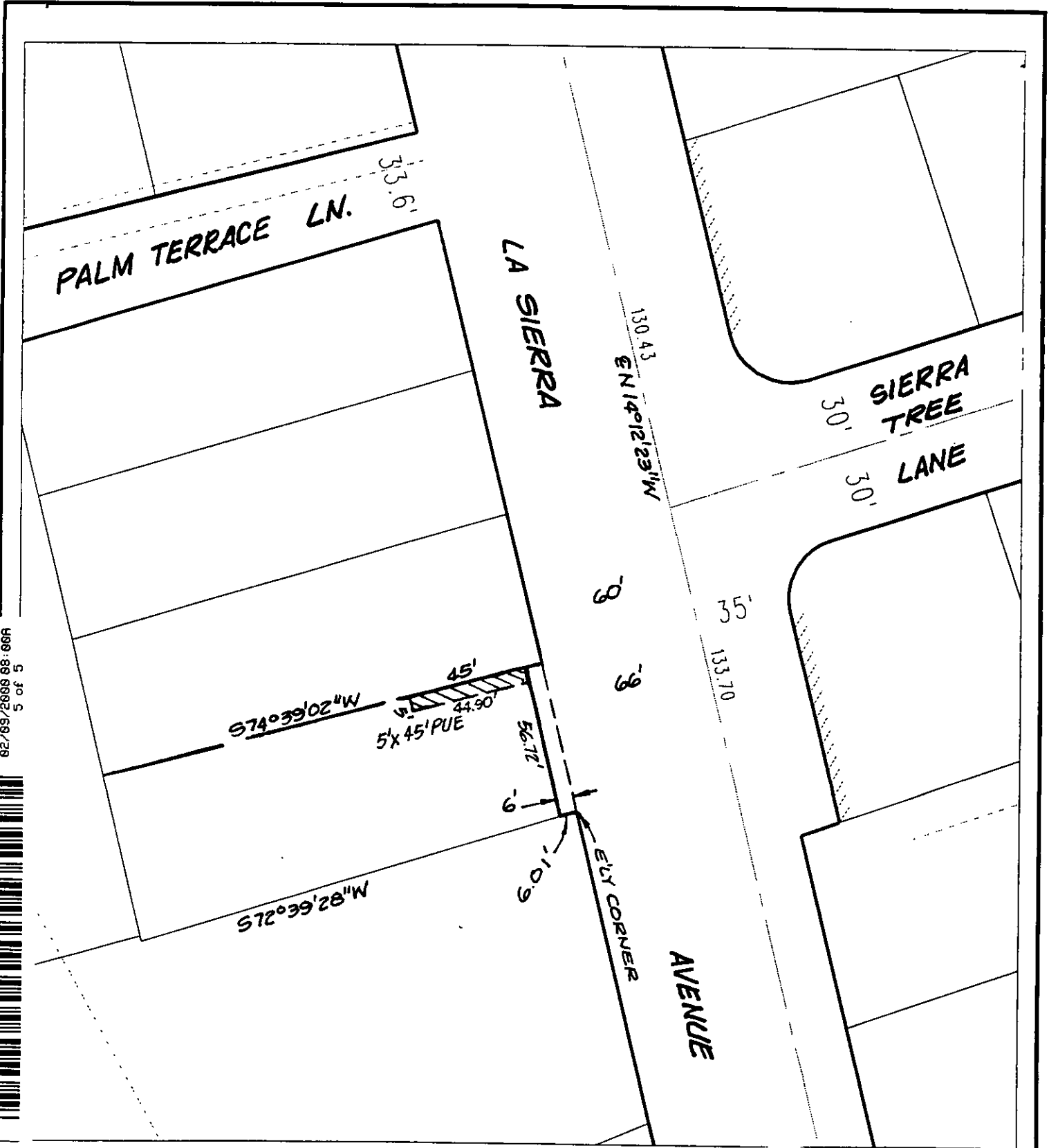
Area - 225 square feet.

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

 9/20/99 Date  Prep.
Mark S. Brown, L.S. 5655
License Expires 9/30/03



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02/09/2009 08:00A
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◆ CITY OF RIVERSIDE, CALIFORNIA ◆

4B-3

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: 1" = 50'

Drawn by: Kgs

Date: 07/29/99

Subject: LA SIERRA AVE. WIDENING - PAR. 57 P.U.E

14537