

CHICAGO TITLE COMPANY

When recorded mail to:

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

DOC # 2002-134988

03/15/2002 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	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		10						
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A	R	L			COPY	LONG	REFUND	NCHG	EXAM

OUR FILE 72240238-K54  
Project: Van Buren Boulevard Widening  
Parcel 25

A.P.N. 234-112-045

TRA 009-015

D - 14858



EASEMENT

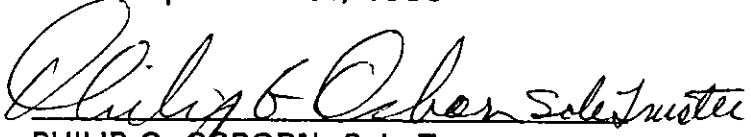
FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, PHILIP G. OSBORN, as Sole Trustee of The OSBORN FAMILY TRUST, U.D.T., dated September 24, 1985, as to an undivided one-half interest, and PHILIP G. OSBORN, Trustee of The PHILIP G. OSBORN 1986 TRUST, dated July 10, 1986, as to an undivided one-half interest, 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 *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 2-21-02

PHILIP G. OSBORN, as Sole Trustee of  
The OSBORN FAMILY TRUST, U.D.T.,  
dated September 24, 1985

  
PHILIP G. OSBORN, Sole Trustee

Dated 2-21-02

PHILIP G. OSBORN, Trustee of The  
PHILIP G. OSBORN 1986 TRUST, dated  
July 10, 1986

  
PHILIP G. OSBORN, Trustee



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GENERAL ACKNOWLEDGEMENT

State of California

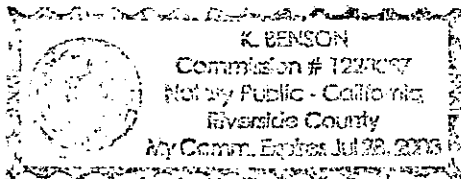
County of SAN BERNARDINO } ss

On February 21, 2002, before me K. BENSON  
(date) (name)

a Notary Public in and for said State, personally appeared

Philip C. Osborn  
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.

K. Benson

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 3/6/02

APPROVED AS TO FORM  
CITY ATTORNEY'S OFFICE

BY Tristram Smith  
Deputy City Attorney

PARCEL 25 PUE.DOC

CITY OF RIVERSIDE

Yves A. Choat  
Real Property Services Manager  
of the City of Riverside

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:
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

Under the provisions of Government Code 27361.7 I certify under the penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: K. Benson

Commission #: 1228087

Place of Execution: Riverside, CA.

Date Commission Expires: July 28, 2007

Date: 3-15-2002

Signature: JZ



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EXHIBIT "A"

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

That portion of Lot 1 in Block 26 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at the most westerly corner of Parcel 46 of Assessor's Map No. 53, as shown by map on file in Book 2, Page 12 of Assessor's Maps, records of said Riverside County; said corner also being in the southeasterly line of that certain Alley described in document recorded July 22, 1911, in Book 331, Page 253, et seq., of Deeds, records of said Riverside County;

THENCE northeasterly along said southeasterly line, a distance of 15 feet;



THENCE southeasterly and parallel with said southwesterly line of said Parcel 46, a distance of 25 feet;

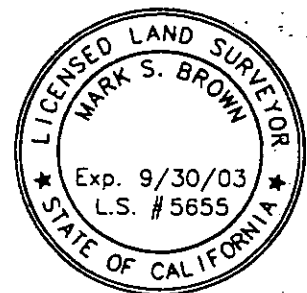
THENCE southwesterly and parallel with said southeasterly line, a distance of 15 feet to said southwesterly line of Parcel 46;

THENCE northwesterly along said southwesterly line, a distance of 25 feet to the POINT OF BEGINNING.

Area - 375 square feet.

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

 2/14/02 Prep.   
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/03



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MAGNOLIA

AVENUE

9502-04

9492-96

JULY 22, 1911 JJ1/253 ET SEQ. DEEDS

ALLEY

ALLEY

OSBORN TRUSTS  
375 SQ. FT. PUE  
15' 7 1/2' PUE  
25 3790

3770

46 3760-62

ASSESSORS MAP NO. 53  
A.M.B. 2/12  
POR. LOT 1

3742

3732

BLOCK 26 3722

3698-3714

VILLAGE OF ARLINGTON  
M.B. 1/62 S.B. Co.

3688

VAN BUREN

BOULEVARD

60'

60'

40'

40'

3741-53

3729

BLOCK 25

3719

3699-3707

POR. LOT 1

3697

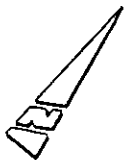
210'

210'

3685-89

POR. LOT 2

2882-134988  
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• 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

lob-5

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 8/21/01

SUBJECT: VAN BUREN BOULEVARD WIDENING

14858