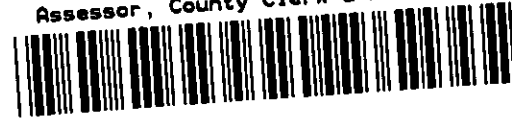


American Title
When recorded mail to:

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

DOC # 2002-225439
04/30/2002 08:00A Fee:NC
Page 1 of 4
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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FOR RECORDER'S OFFICE USE ONLY



Project: Tyler Street Widening
Parcel 078
A.P.N. 154-321-006
TRA 009-020

D - 14886

GRANT OF EASEMENT

LYONAL DAVID CLODFELDER III, a single man as his sole and separate property, 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 Jan. 8, 2002

Lyonel David Clodfelder III
Lyonel D Clodfelder III
LYONAL DAVID CLODFELDER III

GENERAL ACKNOWLEDGEMENT

State of California

County of RIVERSIDE } ss

On 1-8-2002, before me AUDREY D. JOHNSON
(date) (name)

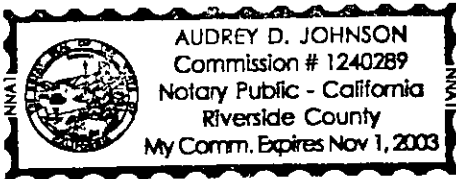
a Notary Public in and for said State, personally appeared

LYONAL DAVID CLODFELDER III
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.

Audrey D. Johnson
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 1/29/02

CITY OF RIVERSIDE

Carol A. Cheo's

Real Property Services Manager
of the City of Riverside

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

TYLERPARCELO78GOE.DOC

BY [Signature]
Deputy City Attorney



2002-225439
04/30/2002 08:00A
2 of 4

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"

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

That portion of Lot 21 in Block 24 of La Granada, as shown by map on file in Book 12, Pages 42 through 51 of Maps, records of Riverside County, California, described as follows:

BEGINNING at the northeast corner of Parcel 1 of Record of Survey on file in Book 20, Page 52 of Record of Surveys, records of said Riverside County;

THENCE South 5°18'50" West, along the easterly line of said Parcel 1, a distance of 170.07 feet to the southerly line of said Parcel 1;

THENCE North 84°40'30" West, along said southerly line, a distance of 8.00 feet to a line which is parallel with and distant 33.00 feet westerly, as measured at right angles, from the centerline of Tyler Street (formerly Tyler Avenue) as shown by said Record of Survey;


THENCE North 5°18'50" East, along said parallel line, a distance of 136.52 feet to the beginning of a tangent curve concaving southwesterly and having a radius of 33.50 feet;

THENCE northerly to the left along said curve through a central angle of 90°03'20" an arc length of 52.65 feet to the northerly line of said Parcel 1;

THENCE South 84°44'30" East, along said northerly line, a distance of 41.53 feet to the POINT OF BEGINNING.

Area - 1602 square feet.

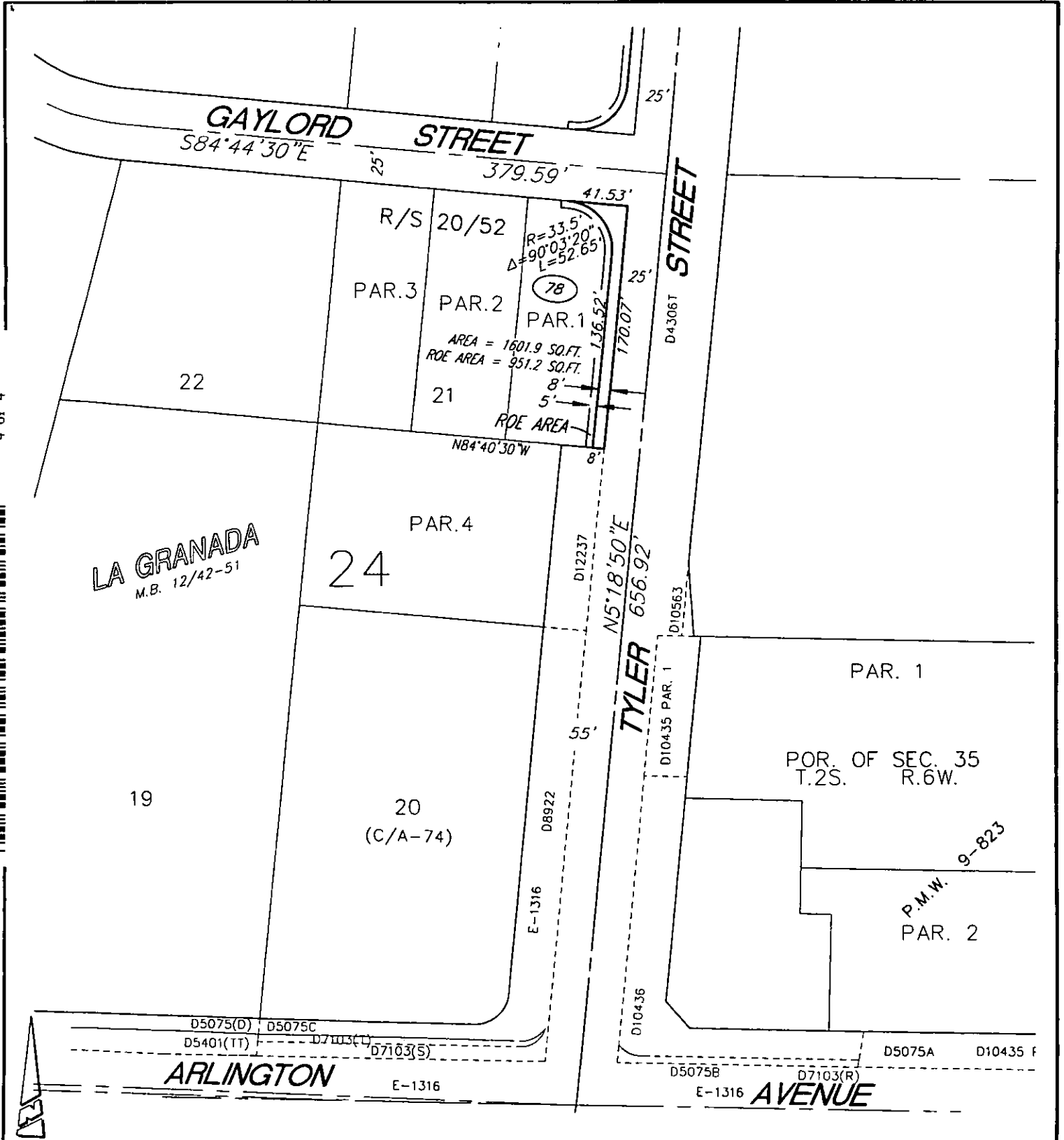
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 9/14/01 Date Prep. Kgp
Mark S. Brown, L.S. 5655
License Expires 9/30/03



2002-225439
04/30/2002 03:00A
3 of 4

04/30/2002 08:00A
4 of 4



• 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	49.4
SCALE: N.T.S.	DRAWN BY: Kgs DATE: 9/11/01	SUBJECT: TYLER ST. WIDENING - WELLS TO JURUPA	

14886