

When recorded mail to:

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

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: Heliport Phase I
A.M.B. 207/12

D - 15164

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EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **The REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA, a public body corporate and politic**, 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 ("Private Water Easement") for the construction, use, repair, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of a private waterline and private fire protection service facilities and appurtenant works, including ingress and egress thereto and 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 Private Water Easement 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 private waterline and private fire protection service facilities and appurtenant works.

Grantor herein consents to and acknowledges that Grantee, its successor and assigns, has the right to grant and convey the Private Water Easement to third parties and the right to assign all responsibility for the construction of the private waterline and private fire protection service facilities and appurtenant works to a third party, including but not limited to the Grantor or the heirs, successors and assigns of Grantor. Further, nothing contained herein is deemed as an offer to dedicate the Private Water Easement rights to public use.

The rights herein granted shall be deemed subordinate to the paramount right of the Grantor, the Grantee, or other third parties, including but not limited to Riverside County Flood Control and Water Conservation District, to construct, use, repair, reconstruct, inspect, operate, and maintain a storm drain and all appurtenant works, including ingress and egress thereto, over, upon under and across that certain real property described in Exhibit "B" attached hereto incorporated herein by this reference.

Dated May 23, 2003

REDEVELOPMENT AGENCY OF CITY OF RIVERSIDE, CALIFORNIA, a public body, corporate and politic



2003-408445
06/06/2003 08:00A
2 of 7

M. Carvalho
Executive Director

Attest: *Kelly Palmer*
Agency Secretary

APPROVED AS TO FORM
CITY ATTORNEYS OFFICE

BY *West Smith*
Deputy City Attorney



GENERAL ACKNOWLEDGEMENT

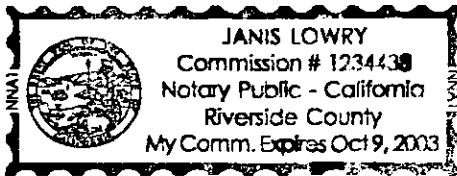
State of California

County of RIVERSIDE } ss

On MAY 23, 2003, before me JANIS LOWRY
(date) (name)

a Notary Public in and for said State, personally appeared
George A. CARAVALHO AND KELLY PALMER
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.

Janis Lowry
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:

**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 5/29/03

CITY OF RIVERSIDE

Mel Murray
Real Property Services Manager
of the City of Riverside

**APPROVED AS TO FORM
CITY ATTORNEYS OFFICE INTERIM**

SIDEWALK & TREE PLANTING ESMT.DOC

BY Krista Smith
Deputy City Attorney

EXHIBIT "A"

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

The southwesterly 20.00 feet of a strip of land 35.00 feet in width, the northeasterly line of which is described as follows:

BEGINNING at the intersection of a line that is parallel with and distant 33.00 feet northwesterly from the centerline of Fairmount Boulevard, as shown by said map of the Rivera Tract with the southwesterly line of State Highway Route 60, as shown by State Highway Right-of-Way Map VIII RIV 19 RIV Sheet 16 of 26 Sheets, on file with the County Surveyor of said Riverside County;

THENCE North $65^{\circ}01'01''$ West, along said southwesterly line of State Highway Route 60, a distance of 149.45 feet to an angle point;

THENCE North $64^{\circ}10'05''$ West, continuing along said southwesterly line, a distance of 331.17 feet to an angle point;

THENCE North $63^{\circ}46'44''$ West, continuing along said southwesterly line, a distance of 123.88 feet to a point hereinafter referred to as "POINT A" and the END of this line description;



EXCEPTING THEREFROM that portion lying southeasterly of said line that is parallel with and distant 33.00 feet northeasterly from the centerline of Fairmount Boulevard, and that portion lying northwesterly of the following described line:

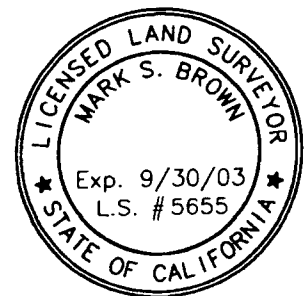
BEGINNING at POINT A described hereinabove;

THENCE South $41^{\circ}32'33''$ East, a distance of 67.15 feet to the easterly line of said Lot A;

THENCE South $12^{\circ}01'16''$ West, a distance of 230.01 feet to the northerly line of Market Street and the END of this line description.

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

 5/1/03 Prep. 
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/03



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06/05/2003 08:00A
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EXHIBIT "B"

STORM DRAIN EASEMENT

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

A strip of land 80.00 feet in width, lying within that portion Market Street (formerly Crestmore Avenue), and within Lot 311 of Corrected Map of Additions to Maps of the Riverside Land and Irrigating Co., as shown by map on file in Book 4, Page 75 of Maps, records of Riverside County, California, and shown my map of Fairmount Park Lake, on file in Book 4, Page 82 of Maps, records of Riverside County, California, and lying within portions of Lots A, B, C and D of the Rivera Tract, as shown by map on file in Book 10, Page 4 of Maps, records of said Riverside County, the centerline of said strip of land being described as follows:

COMMENCING at the intersection of a line that is parallel with and distant 33.00 feet northwesterly from the centerline of Fairmount Boulevard, as shown by said map of the Rivera Tract with the southwesterly line of State Highway Route 60, as shown by State Highway Right-of-Way Map VIII RIV 19 RIV Sheet 16 of 26 Sheets, on file with the County Surveyor of said Riverside County;

THENCE North 65°01'01" West, along said southwesterly line of State Highway Route 60, a distance of 149.45 feet to an angle point;

THENCE North 64°10'05" West, continuing along said southwesterly line, a distance of 331.17 feet to an angle point;

THENCE North 63°46'44" West, continuing along said southwesterly line, a distance of 37.42 feet to the POINT OF BEGINNING of this centerline description;

THENCE South 13°00'00" West, a distance of 83.95 feet to the beginning of a tangent curve concaving easterly and having a radius of 500.00 feet;

THENCE southerly to the left along said curve through a central angle of 4°00'00" an arc length of 34.91 feet;


THENCE South 9°00'00" West, a distance of 117.93 feet to the beginning of a tangent curve concaving westerly and having a radius of 160.00 feet;

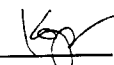
THENCE southerly to the right along said last mentioned curve through a central angle of 52°29'37" an arc length of 146.59 to the end of said curve and the END of this centerline description;

The sidelines of said strip of land 80.00 feet in width shall be lengthened or shortened to terminate in said southwesterly line of State Highway Route 60, and lengthened or shortened to terminate in a line measured at right angle to the end of said curve.

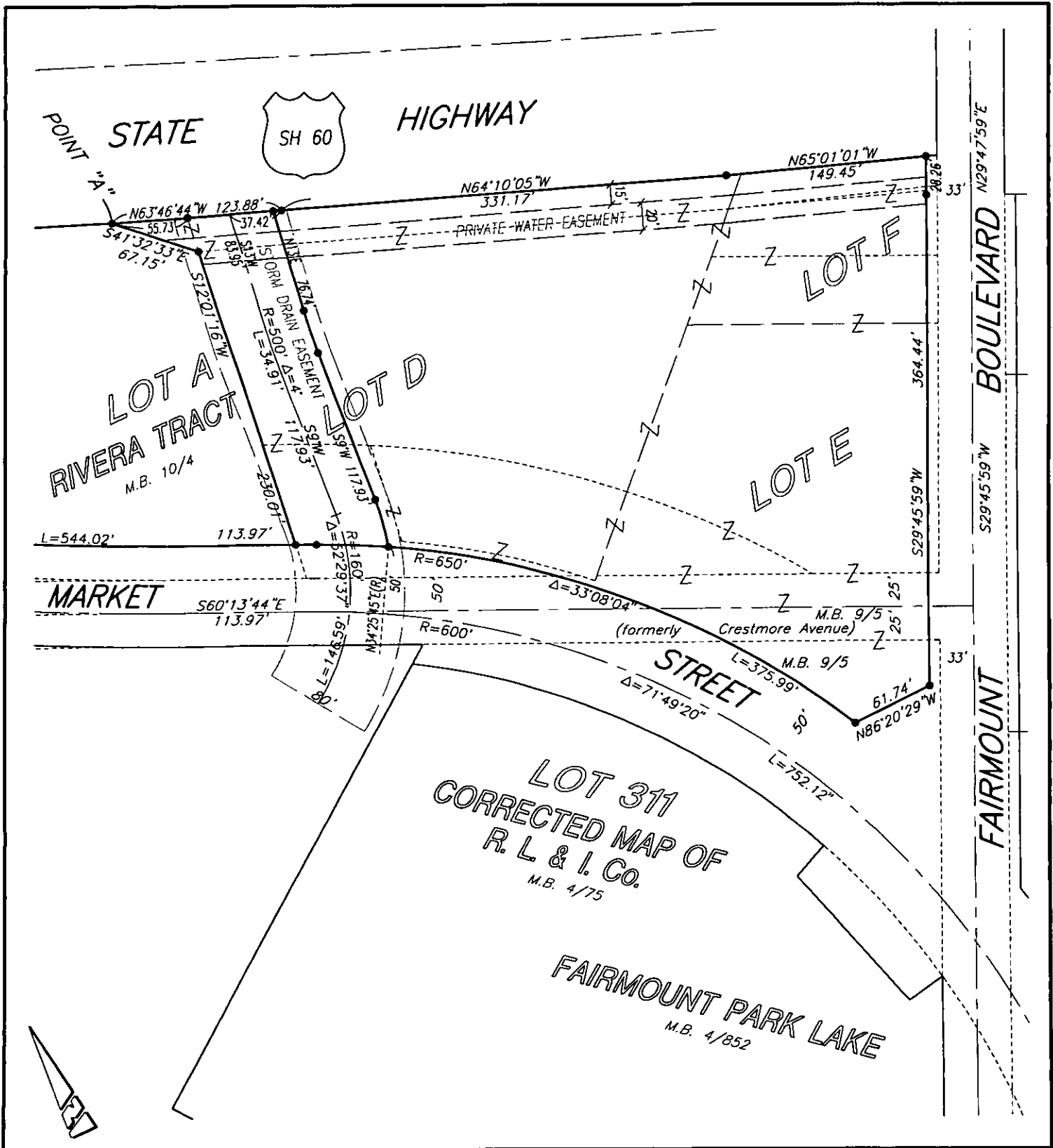
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5 of 7

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
License Expires 9/30/03

5/1/03 Date
Prep. 





• 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

24-2
25-1

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 4/29/03

SUBJECT: HELIPORT PHASE 1 - PRIVATE WATER ESMT.



GARY L. ORSO
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER

Recorder
P.O. Box 751
Riverside, CA 92502-0751
(909) 486-7000
<http://riverside.asrclrec.com>

NOTARY CLARITY

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: Janis Lowry

Commission #: 1234438

Place of Execution: RIVERSIDE COUNTY

Date Commission Expires: ~~08~~ 10/9/03

Date: 06-06-03

Signature: Deborah Witt

Print Name: Deborah Witt



2003-408445
06/06/2003 08:00A
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