

Chicago title.
When recorded mail to:

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

DOC # 2004-0095255
02/10/2004 08:00A Fee:NC
Page 1 of 7
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)

Order 32040888 KSG
TRA 009-061

Project: Market Street Widening Phase II
A.P.N. 209-151-004 (Ptn)

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		7						
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

D - 15281

Ø **T**
LJ

DTT:Ø

EASEMENT

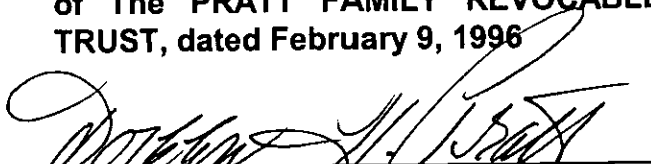
FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **DOREEN H. PRATT, Surviving Trustee of The PRATT FAMILY REVOCABLE TRUST, dated February 9, 1996**, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, 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 October 24, 2003

DOREEN H. PRATT, Surviving Trustee
of The PRATT FAMILY REVOCABLE
TRUST, dated February 9, 1996


DOREEN H. PRATT, Surviving Trustee

GENERAL ACKNOWLEDGEMENT

State of California

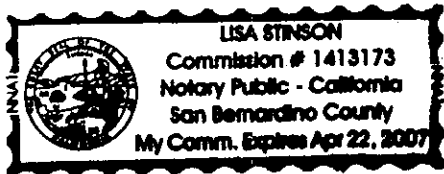
County of San Bernardino } ss

On 10/24/03, before me Lisa Stinson
(date) (name)

a Notary Public in and for said State, personally appeared

Doreen H. Pratt
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 Stinson
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. 20534 of said City Council adopted September 23, 2003, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 10-27-03

CITY OF RIVERSIDE

By 

ATT TCE.DOC

✓ APPROVED AND FORWARDED
CITY ATTORNEY'S OFFICE

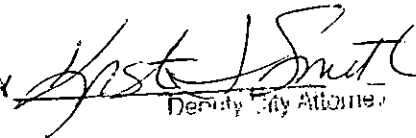
BY 
Deputy City Attorney

EXHIBIT "A"

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

A strip of land 10.00 feet in width, lying within that portion of 51 of Overlook Ridge Tract, as shown by map on file in Book 4, Page 94 of Maps, records of Riverside County, California, the centerline of said strip of land being described as follows:

COMMENCING at the intersection of the centerline of 1st Street with the centerline of Market Street as shown by map of Tract No. 29501, on file in Book 326, Pages 1 through 4 of Maps, records of said Riverside County;

THENCE North 29°44'13" East, along said centerline of Market Street, a distance of 1067.41 feet to the beginning of a tangent curve concaving southwesterly and having a radius of 600.00 feet;

THENCE northerly to the left along said curve through a central angle of 33°50'03" an arc length of 354.31 feet;

THENCE North 85°54'14" East, along a line radial to said curve, a distance of 67.67 feet to the southwesterly line of said Lot 51 and the POINT OF BEGINNING of this centerline description;

THENCE North 85°54'14" East, continuing along a line radial to said curve, a distance of 46.89 feet;


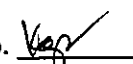
THENCE South 60°20'35" East, a distance of 39.50 feet to the END of said centerline description;

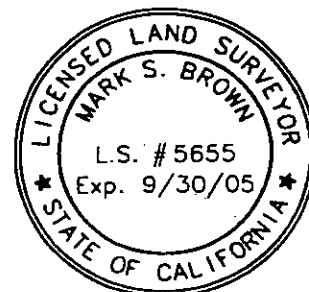
EXCEPTING THEREFROM that portion of said Lot 51 lying westerly of the northeasterly line of that certain parcel of land described in deed to The Crescent City Railway Company, by deed recorded April 3, 1907, in Book 242, Page 55, et seq., of Deeds, records of said Riverside County.

The sidelines of said strip of land are to be lengthened or shortened to terminate in said northeasterly line of said parcel of land described in said deed recorded in April 3, 1907, and at right angle to said END of the centerline description.

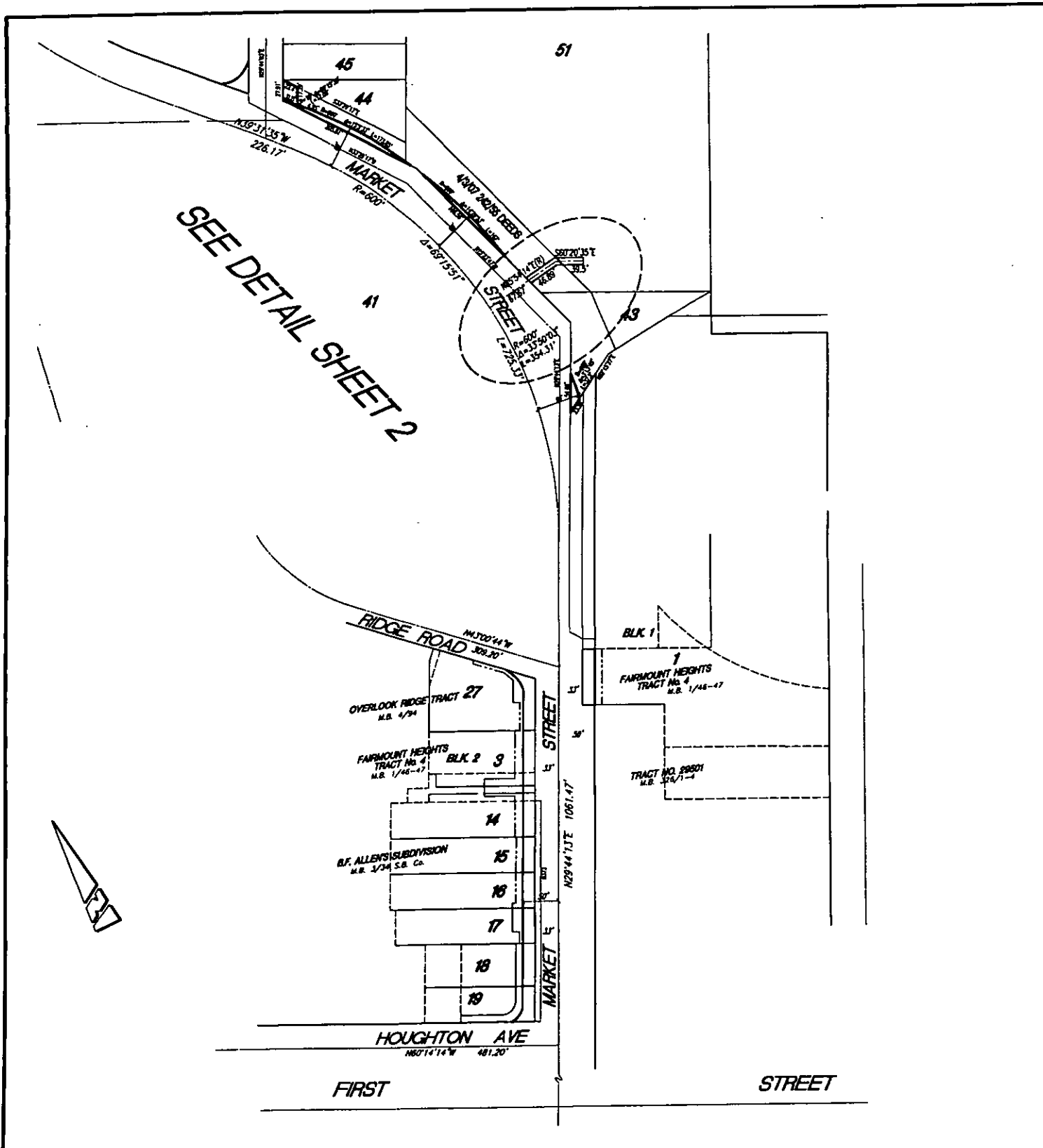
Area = 338 square feet.

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

 9/24/03 Date Prep. 
Mark S. Brown, L.S. 5655
License Expires 9/30/05



15281



SEE DETAIL SHEET 2

• 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 2

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 9/19/03

SUBJECT: MARKET STREET PHASE II

15281

NORTHBEND STREET

50

49

48

47

46

45

44

OVERLOOK RIDGE TRACT
M.B. 4/94

51

N39°31'35"W
226.17'

MARKET STREET
R=600'

4/3/07 242/55 DEEDS
R=600' Δ=142°25' L=167'

Δ=69°15'51"

STREET

S60°20'35"E
39.5'

41

43

R=600'
Δ=33°50'03"
L=354.31'

• 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 2 OF 2

25-3

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 9/19/03

SUBJECT: MARKET STREET PHASE II

Government Code 27361.7

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

Name of notary: Lisa Stinson

Commission No.: 1413173

Date Commission expires: 4-22-07

County: San Bernardino

By: 

Date: 2-10-04

CERTIFICATION

Under the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

Approved as to form
City Attorney's
Office

BY Deputy City
Attorney

Date: 2-10-04

Signature: 