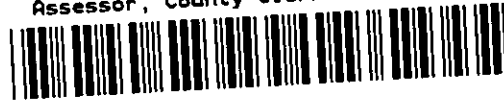


When recorded mail to:

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

DOC # 2004-0144125

03/02/2004 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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			4						
								✓	DP
A	R	L				COPY	LONG	REFUND	NCHG EXAM

Project: ⁷³⁹⁴ 17394 Diamond Street – Building Permit
A.P.N. 230-303-014

D - 15284



TREE PLANTING EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **MOHAMMAD YOUNIS, a single man**, 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 planting, replanting, and maintaining of trees of such types as shall be designated by the City of Riverside in, under, upon, over and along the 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.

Said easement is to be used for all purposes proper and convenient in the planting, replanting and maintenance of trees, including the rights of ingress and egress, the temporary deposit of tools, equipment, machinery, vehicles, materials and supplies used in the performance of said work, and for similar and related purposes by the City of Riverside, its officers, employees, agents or contractors.

Dated 2.17.04

MOHAMMAD YOUNIS



GENERAL ACKNOWLEDGEMENT

State of California

County of RIVERSIDE } ss

On 2-17-04, before me Shannon Randall
(date) (name)

a Notary Public in and for said State, personally appeared
Mohammad Younis
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.
Shannon Randall
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 2/24/04

CITY OF RIVERSIDE
By Mel Murray
Administrative Services Manager

APPROVED AS TO FORM
CITY ATTORNEYS OFFICE

[Signature]



2004-0144125
03/02/2004 08:05A
3 of 4

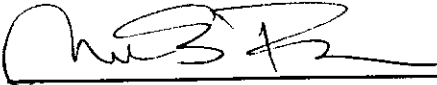
EXHIBIT "A"

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

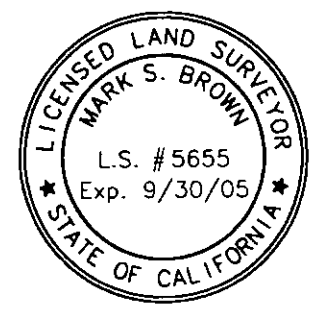
The northeasterly 5.5 feet of the southwesterly 10.5 feet of Lot 12 in Block C of St. Francis Annex, as shown by map on file in Book 12, page 93 of Maps, records of Riverside County, California;

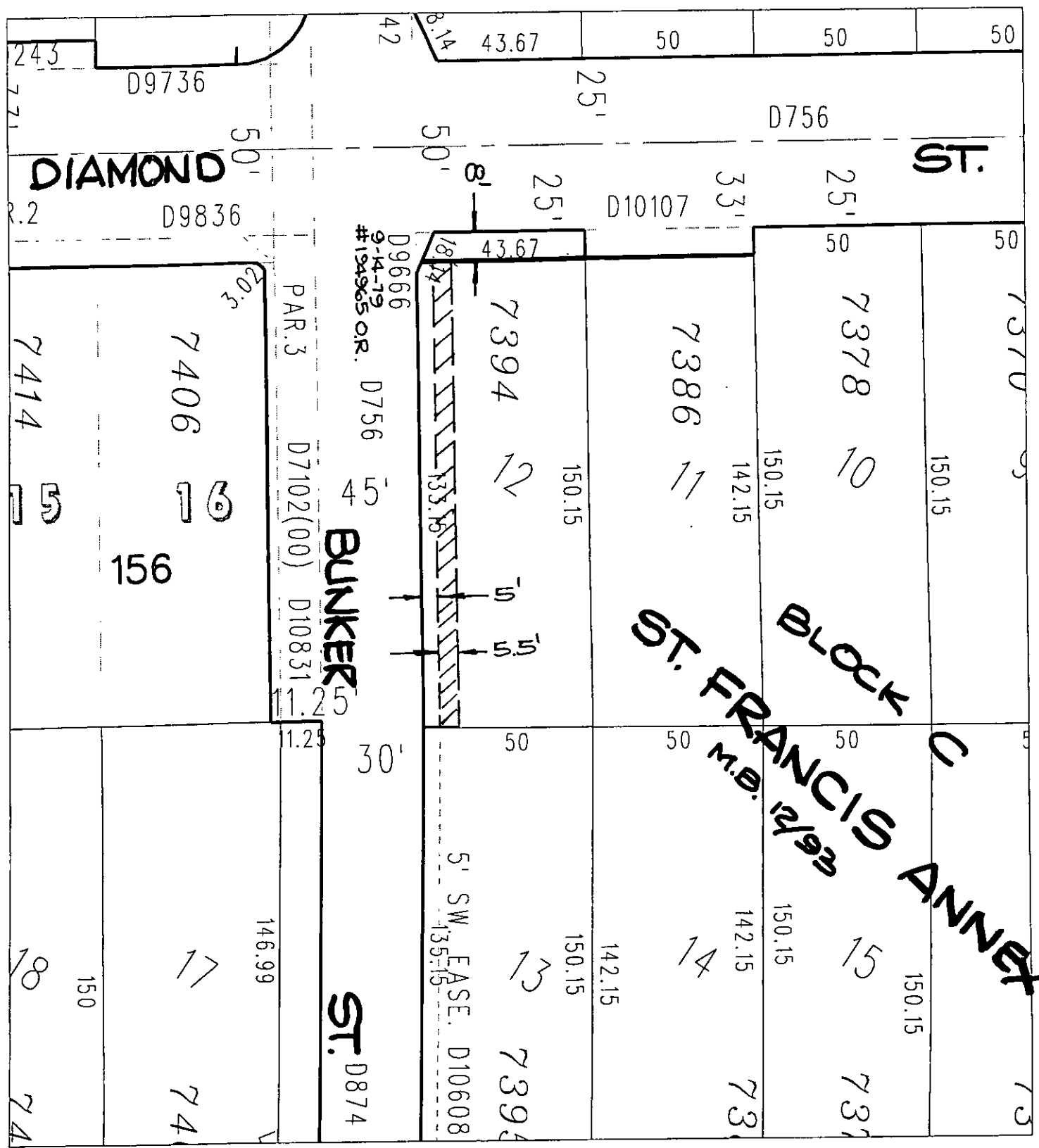
EXCEPTING THEREFROM that portion of said Lot 12, described in deed to the City of Riverside by document recorded September 14, 1979, as Instrument No. 194965 of Official Records of said Riverside County.

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

 2/9/04 Date MB Prep.

Mark S. Brown, L.S. 5655
License Expires 9/30/05





◆ CITY OF RIVERSIDE, CALIFORNIA ◆ 68-1

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" = 0'

Drawn by: skn

Date: 02/06/04

Subject: 7394 DIAMOND ST. - BLDG. PERMIT