



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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FOR RECORDER'S OFFICE USE ONLY

Project: 04-2430
A.P.N. 241-050-007-3
Address: 2490 Piedmont Drive

D - 15486

GRANT OF EASEMENT

WHEREAS WILLIAM P. BRATTON and PAMELA D. BRATTON, husband and wife as community property with right of survivorship, 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 4/25/05

[Signature]
WILLIAM P. BRATTON

Dated 4-25-05

[Signature]
PAMELA D. BRATTON

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside

ss

On 4/25/05 before me Tracy A. Dempsey and ~~William P. Barton and Pamela D. Barton~~ (date) (names)

a Notary Public in and for said State, personally appeared

William P. Barton and Pamela D. Barton Name(s) of Signer(s)



I personally known to me - OR - I proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) 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.

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

CITY OF RIVERSIDE

BY

APPROVED AS TO FORM CITY ATTORNEY'S OFFICE Administrative Services Manager

BY Deputy City Attorney



EXHIBIT A

Project: 04-2430 ROW Easement

THAT PORTION OF LOT 8 OF PIEDMONT HILLS TRACT, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN ON MAP FILED IN MAP BOOK 30, PAGES 80 AND 81, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING NORTHWESTERLY OF AN ARC THAT IS CONCENTRIC WITH, AND 33.00 FEET SOUTHEASTERLY, MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF PIEDMONT DRIVE, AS SHOWN ON SAID MAP OF PIEDMONT HILLS TRACT.

EXCEPTING THEREFROM THAT PORTION LYING WITH THE LANDS DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHERLY CORNER OF SAID LOT 8, SAID POINT BEING ON A 190.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, A RADIAL BEARING THROUGH SAID POINT BEARS SOUTH 37°45'05" EAST;

THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID LOT 8, ALONG SAID CURVE, THROUGH A CENTRAL OF 02°46'40", AN ARC DISTANCE OF 9.21 FEET;

THENCE SOUTH 34°58'25" EAST, LEAVING SAID NORTHWESTERLY LINE, A DISTANCE OF 28.00 FEET;

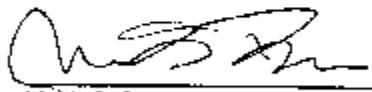

THENCE SOUTH 52°58'25" EAST, A DISTANCE OF 107.90 FEET;

THENCE SOUTH 22°38'35" EAST, A DISTANCE OF 21.00 FEET;

THENCE SOUTH 66°37'30" EAST, A DISTANCE OF 148.60 FEET TO A POINT ON THE NORTHEASTERLY LINE OF SAID LOT 8;

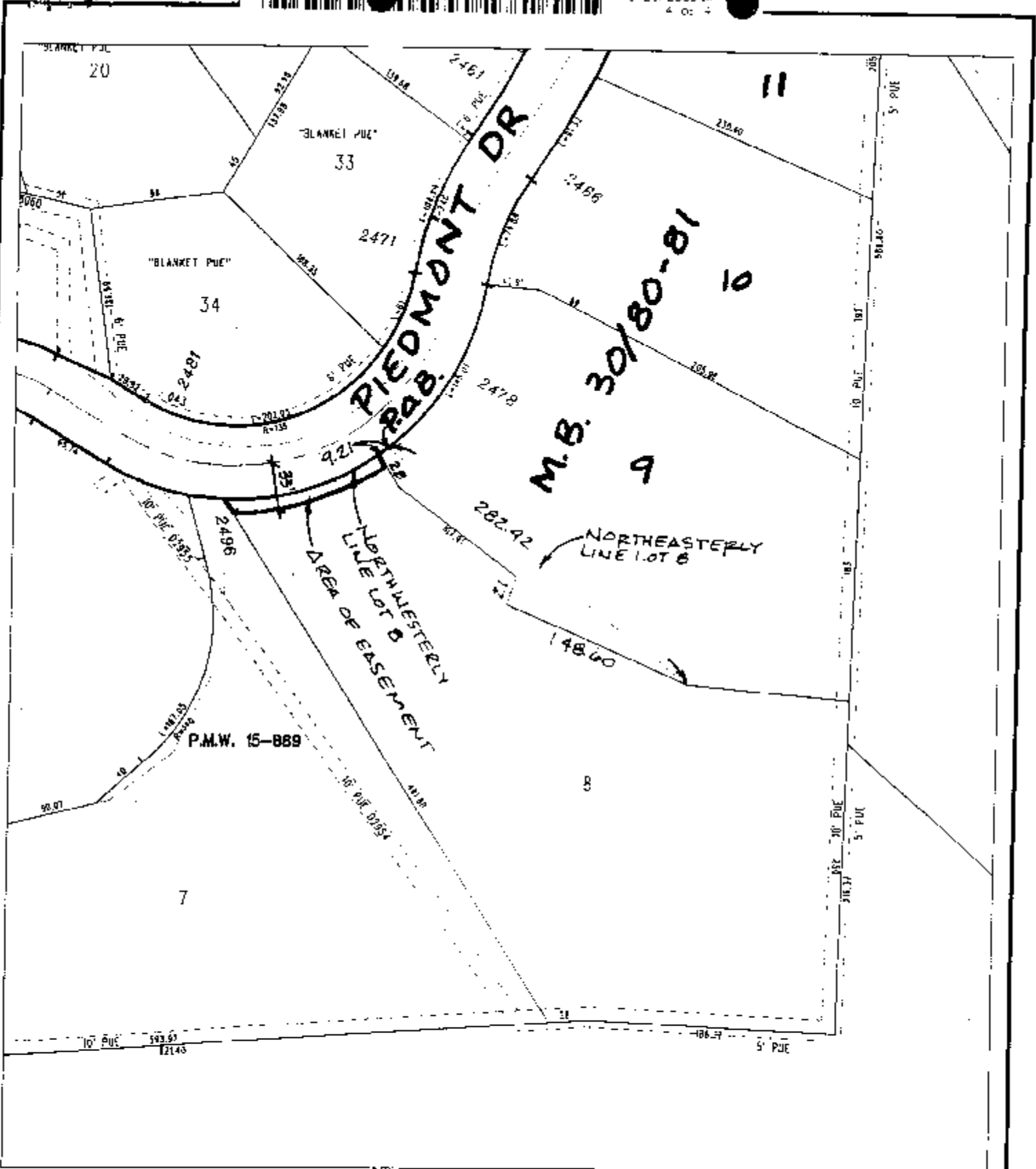
THENCE NORTH 53°35'00" WEST, A DISTANCE OF 282.42 FEET ALONG THE SAID NORTHEASTERLY LINE TO THE POINT OF BEGINNING;

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

 9/20/04 Date Prep. 
Mark S. Brown, L.S. 5655
License Expires 9/30/05



2005-0421634
05/20 2105 05 60P
3 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



Scale: 1" = 100' Drawn by: rindsa Date: 09/16/04

Subject: BP 04-2430 R-O-W EASEMENT