

5204 0363103  
Chicago Title

DOC # 2005-0684752  
08/19/2005 08:00A Fee:16.00  
Page 1 of 4  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder

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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*Exempt from Transfer Tax*  
Project: Alessandro/Chicago Intersection Impr.  
A.P.N. 243-102-028

FOR RECORDER'S OFFICE USE ONLY

D - 15525

16

GRANT OF EASEMENT

T  
YS

RYAN KARMANN and JENNIFER KARMANN, husband and wife as joint tenants, as Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do 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 3-4-05

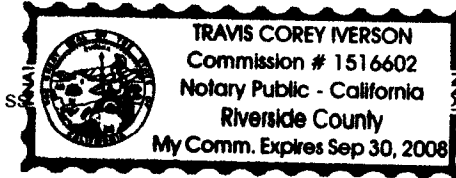
*[Signature]*  
RYAN KARMANN

*[Signature]*  
JENNIFER KARMANN

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside



On March 4 2005, before me TRAVIS COREY IVERSON  
(date) (name)

a Notary Public in and for said State, personally appeared

Ryan KARMANN and Jennifer KARMANN

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.

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 March 4 2005

CITY OF RIVERSIDE

By

APPROVED AS TO FORM  
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:

That portion of Lot 12 of Tract No. 2405, as shown by map on file in Book 44, Pages 49 through 51 of Maps, records of Riverside County, California, described as follows:

BEGINNING at the southwesterly corner of said Lot 12;

THENCE North  $61^{\circ}45'30''$  East, along the southerly line of said Lot 12, a distance of 3.95 feet;

THENCE North  $25^{\circ}12'15''$  West, a distance of 35.72 feet to the beginning of a non-tangent curve concaving easterly, having a radius of 938.67 feet, being concentric with the centerline of Alessandro Boulevard and shown by said map, and to which the radius bears North  $63^{\circ}56'11''$  East;

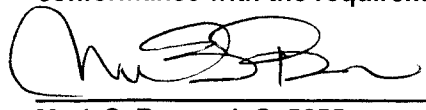

THENCE northerly to the right along said curve through a central angle of  $3^{\circ}23'09''$ , an arc length of 55.47 feet to the northwesterly line of said Lot 12;

THENCE South  $67^{\circ}19'20''$  West, along said northwesterly line of Lot 12, a distance of 5.16 feet to the most westerly corner of said Lot 12; said corner being in a non-tangent curve, concaving easterly, having a radius of 943.83 feet, being concentric with the centerline of Alessandro Boulevard and shown by said map, and to which the radius bears North  $67^{\circ}19'20''$  East;

THENCE southerly to the left along said curve and along said southwesterly line, through a central angle of  $5^{\circ}33'50''$ , an arc length of 91.65 feet to the POINT OF BEGINNING.

Area – 454 square feet.

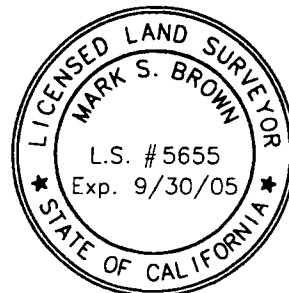
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

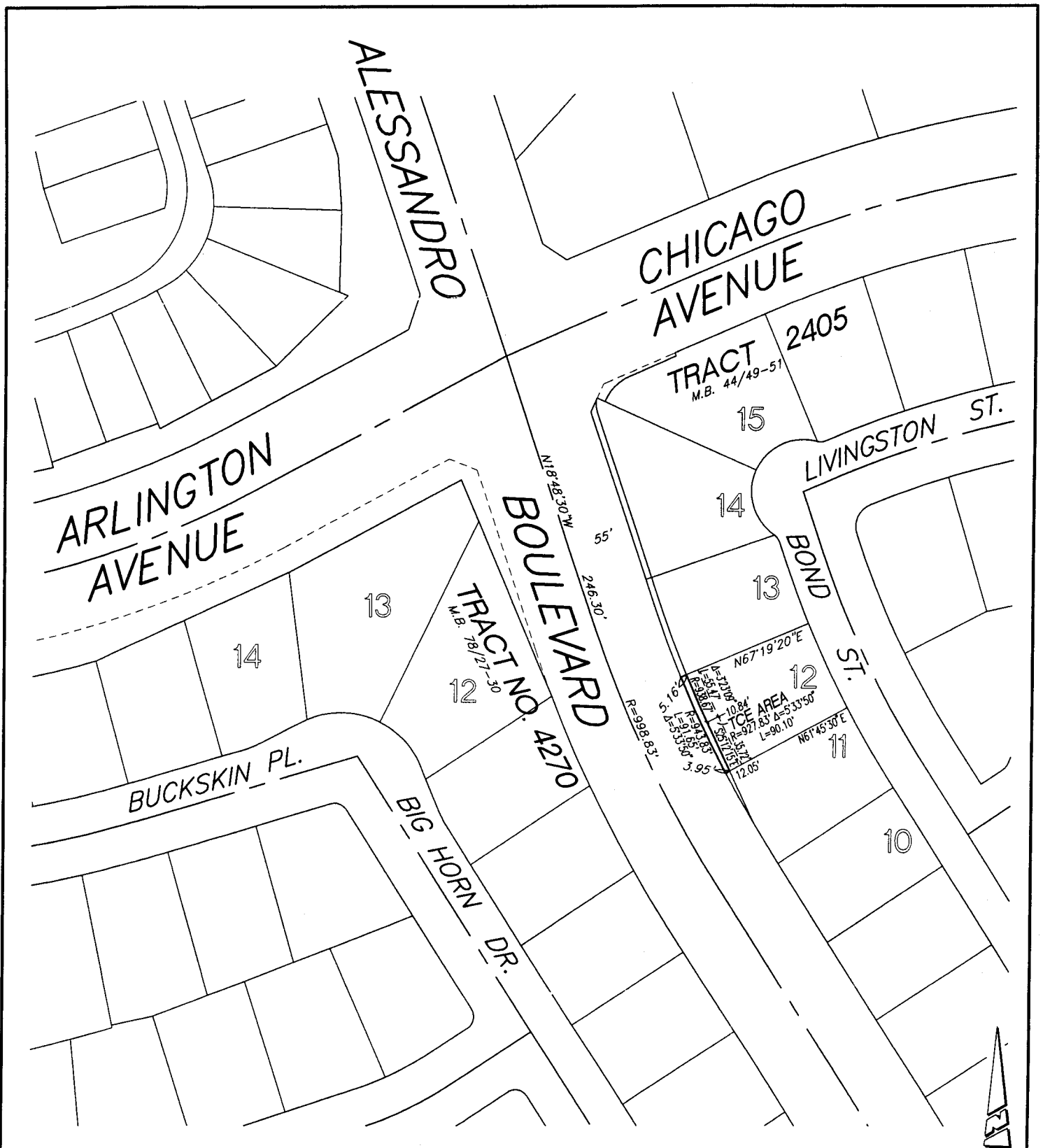
 2/17/05 Date Prep. 

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

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

55-6

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 2/16/05

SUBJECT: ALESSANDRO/CHICAGO INTERSECTION IMPROVEMENTS

15525