

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)

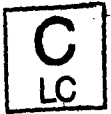
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FOR RECORDER'S OFFICE USE ONLY

Project: LL - P04-1525
APN: 284-020-018 &-019
Address: 8820 Bountiful St

D- 15541



EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged HEC-ORANGECREST, L.L.C., a California Limited Liability Company, as Grantor(s), grant(s) 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 SANITARY SEWER FACILITIES, together with all necessary appurtenances, in, under, upon, over and along that certain real property 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
SANITARY SEWER FACILITIES.

Dated 6-6-05

HEC-ORANGECREST, L.L.C., a California
Limited Liability Company

By: [Signature]

By: [Signature]

Print Name: _____

Print Name: Fritz Howser

Title: _____

Title: GENERAL MANAGER

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY [Signature]
Deputy City Attorney

2005-0765789
09/18/2005 08:08A
2 of 6



GENERAL ACKNOWLEDGEMENT

OPTIONAL SECTION

State of California

County of Orange

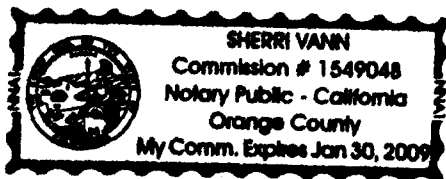
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On June 6, 2005 before me Sherri Vann
(date) (name)

a Notary Public in and for said State, personally appeared

Fritz Howser
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.

Sherri Vann
Signature

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 8-31-05

APPROVED AS TO FORM
CITY ATTORNEYS OFFICE

BY [Signature]
Deputy City Attorney

CITY OF RIVERSIDE

By: [Signature]

2005-0765789
09/16/2005 08:00A
3 of 6



**LEGAL DESCRIPTION
CITY OF RIVERSIDE
SEWER EASEMENT**

Those portions of Parcels 8 and 9, of Parcel Map 30369, on file in Book 201, Pages 77 through 79, inclusive, of Parcel Maps, in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

A parcel of land 20.00 feet wide, lying 10.00 feet on each side of the following described Centerlines:

PARCEL "A"

COMMENCING at the most Westerly corner of said Parcel 8;

THENCE, along the Northwesterly line of said Parcel 8, North 68°39'33" East, a distance of 21.32 feet;

THENCE, continuing along said Northwesterly line, North 34°27'21" East, a distance of 36.39 feet to the **TRUE POINT OF BEGINNING**;

THENCE, leaving said Northwesterly line, South 61°26'34" East, a distance of 143.14 feet to the beginning of a non-tangent 600.00 foot radius curve, concave Northerly, a radial bears North 11°27'04" East;

THENCE, along the arc of said curve, through a central angle of 32°46'28", a distance of 343.21 feet;

THENCE, leaving said curve on a non-tangent line, North 12°54'49" West, a distance of 179.04 feet to a point hereinafter referred to as **POINT "A"**, said **POINT "A"** being the **POINT OF TERMINATION**.

The sidelines of the above-described parcel shall be lengthened or shortened so as to terminate at right angles to said **POINT OF TERMINATION** and on the Northwesterly line of said Parcel 8.

SHEET 1 OF 2



2005-0765789
09/16/2005 08:00A
4 of 6

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PARCEL "B"

BEGINNING at a point South 77°05'11" West, a distance of 60.00 feet from said **POINT "A"**;

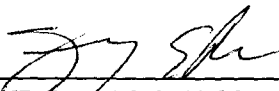
THENCE, North 77°05'11" East, a distance of 329.54 feet to the **POINT OF TERMINATION**.

The sidelines of the above-described parcel shall be lengthened or shortened so as to terminate at right angles to said **POINT OF TERMINATION** and right angles to a point South 77°05'11" West, a distance of 60.00 feet from said **POINT "A"**.

EXCEPTING THEREFROM any portion lying within said **PARCEL "A"**.

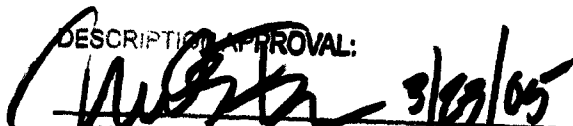
SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART THEREOF.

This legal description and plat were made by me or under my direction.



Jerry E. Roe, PLS 4266 5-12-05
Dated
P:\590099_Orag_Crest\Legals\Sewer Easement.doc



DESCRIPTION APPROVAL:


MARK S. BROWN 3/29/05
CITY SURVEYOR DATE

SHEET 2 OF 2

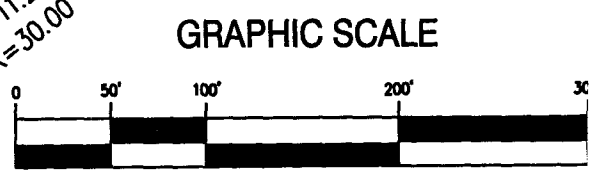
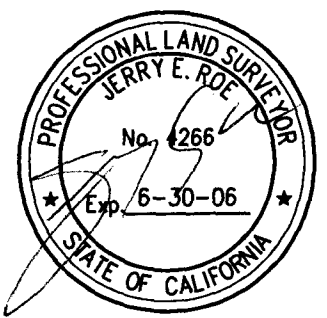
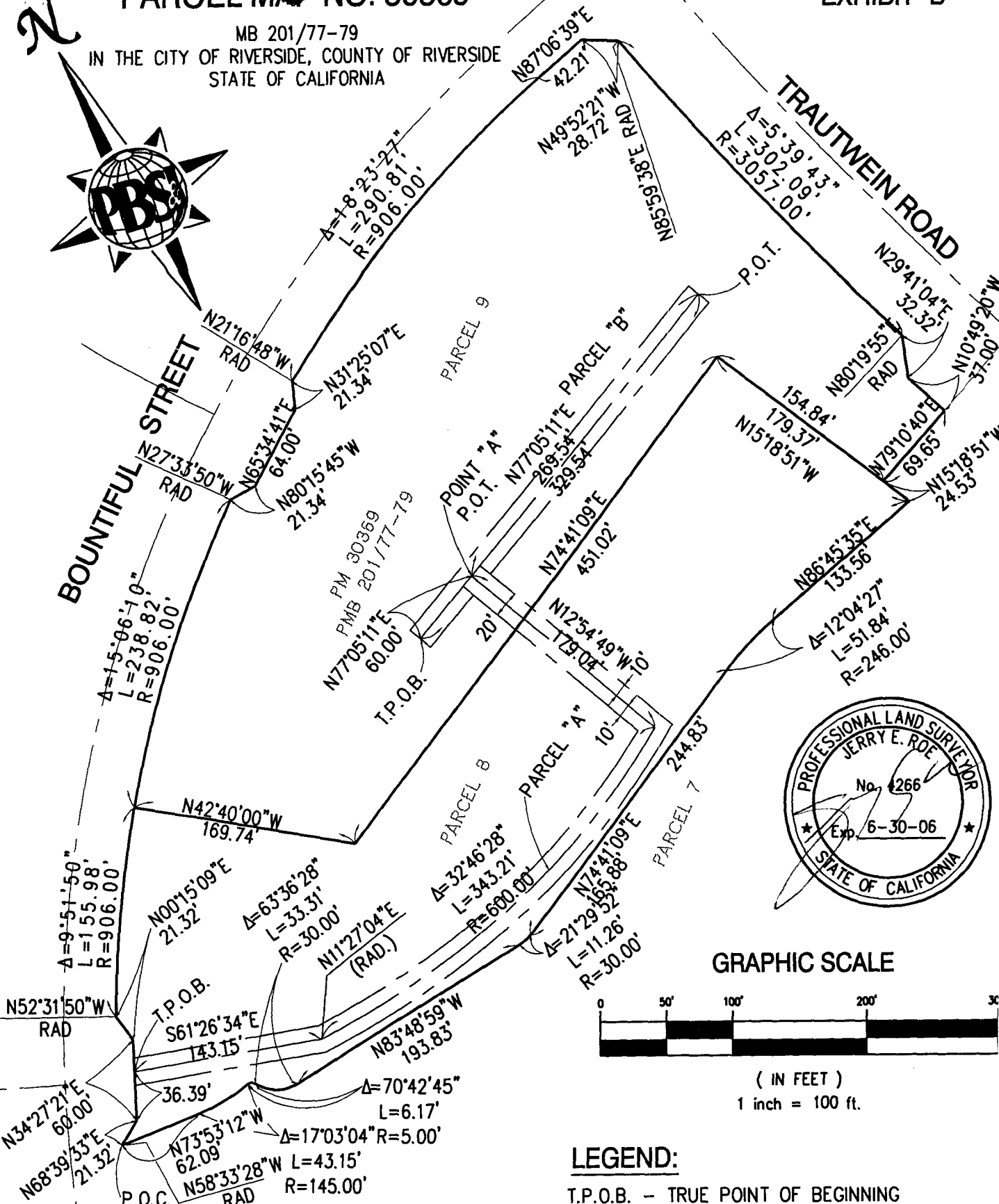


2005-0765789
09/16/2005 08:00A
5 of 6

15541

PARCEL MAP NO. 30369

MB 201/77-79
 IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE
 STATE OF CALIFORNIA



GRAPHIC SCALE
 (IN FEET)
 1 inch = 100 ft.

LEGEND:
 T.P.O.B. - TRUE POINT OF BEGINNING
 P.O.C. - POINT OF COMMENCING
 P.O.T. - POINT OF TERMINATION

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Engineering
 Planning
 Surveying
 Construction Services



3610 Central Avenue
 Suite 500
 Riverside, CA 92506
 Tel: (951) 341-6380
 Fax: (951) 341-6389



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 6 of 6
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