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DOC # 2005-0907265

11/01/2005 08:00A Fee:NC

Page 1 of 7

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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FOR RECORDER'S OFFICE USE ONLY

Project: Van Buren Boulevard Widening  
Parcel 205

A.P.N. 191-311-001

D - 15571



GRANT OF EASEMENT

**STEPHEN P. ANSLEY, a married man as his sole and separate property**, 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.

191-311-001-1

Dated 4-13-05

Stephen P. Ansley  
STEPHEN P. ANSLEY

I am the spouse of **STEPHEN P. ANSLEY**, and I hereby consent and join in granting the easement hereinabove described to the City of Riverside, a municipal corporation of the State of California, as Grantee, and I hereby release and quitclaim any community property interest that I may have in said easement to said Grantee.

Jill M. Ansley  
(signature)

JILL M. ANSLEY  
(print name)

**GENERAL ACKNOWLEDGEMENT**

State of California  
County of RIVERSIDE } ss

On April 13, 2005, before me PAUL F. MAURIN  
(date) (name)

a Notary Public in and for said State, personally appeared  
STEPHEN PAUL ANSLEY  
Name(s) of Signer(s)

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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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.  
Paul F. Maurin  
Signature

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: Paul Frederick Maurin

Commission Number: 1396732

Date commission expires: Jan. 28, 2007

County: Riverside

By: 

Date: 11/1/05

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

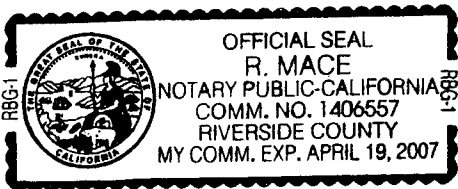
State of California }  
 County of Riverside } ss.

On July 13 2005 before me, R. MACE NOTARY PUBLIC  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Jill M. Ansley  
Name(s) of Signer(s)

- personally known to me
- 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]  
 Signature of Notary Public

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

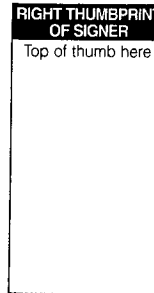
Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer**

Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is 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 September 21, 2005

**CITY OF RIVERSIDE**

By Belinda J. Gishorn

PARCEL 205 DEED.DOC

**APPROVALS TO FORM  
CITY ATTORNEY'S OFFICE**

BY Krist J. Smith  
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 41 in Block 12 of the Village of Arlington, as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the southwesterly line of said Lot 41, distant 120 feet southeasterly from the most westerly corner of said Lot 41; said point being the southeasterly line of that certain parcel of land described in deed to Daniel Kwangok Kim, et ux., by document recorded November 6, 2001, per Document No. 2001-549213 of Official Records of Riverside County, California;

THENCE North  $56^{\circ}19'33''$  East, along a line parallel with the northwesterly line of said Lot 41, a distance of 19.30 feet to the being in a non-tangent curve concaving northeasterly, having a radius of 3961 feet, and to which the radius bears North  $55^{\circ}41'29''$  East;

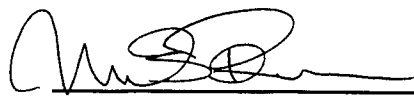
THENCE southeasterly to the left along said curve through a central angle of  $0^{\circ}56'29''$  an arc length of 65.07 feet to the northwesterly line of Parcel 1 of Record of Survey on file in Book 23, Page 96 of Record of Surveys, records of Riverside County, California;

THENCE South  $56^{\circ}19'33''$  West, along said northwesterly line, a distance of 20.55 feet to said southwesterly line of Lot 41;

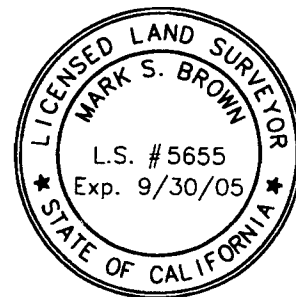
THENCE North  $33^{\circ}38'46''$  West, along said southwesterly line, a distance of 65.06 feet to the POINT OF BEGINNING.

Area - 1289 square feet.

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

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

1/26/05 Date      Prep. kgv



N56°19'33"E  
**GARFIELD AVENUE**

**VAN BUREN BOULEVARD**

60'

120'

191-311-023

20'

7.74'

N56°19'33"E

19.30'

30.08'

N55°41'29"E(R)

MOORE  
 191-311-001

205

R=3961'  
 Δ=0°56'29"  
 L=65.07'  
 2.45'

1289 SQ.FT. GOE  
 327 SQ.FT. TCE

65.06'

40'

700.43'

20.55'

4.34.99'

N56°19'33"E

**R/S 23/96**

**PARCEL 1**

VILLAGE OF ARLINGTON  
 M.B. 1/62 S.B. Co.

60'

191-311-024

N33°38'46"W

120'

25.64'

• **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

665

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 12/6/04

SUBJECT: VAN BUREN BOULEVARD WIDENING

15571