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Page 1 of 6

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

**CITY OF RIVERSIDE
CITY CLERK'S OFFICE**



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

Exempt from documentary transfer tax

Project: Victoria Ave Street Improvements

APN: 136-220-001 TRA 009

Address: Victoria Ave @ La Sierra Ave

DTT: *D*

D - 15578

φ



EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, DAVID R. ZUNIGA and LISA ZUNIGA, Trustees of the David R. Zuniga and Lisa Zuniga Revocable Living Trust, as Grantors, 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 construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION 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 ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES.

Dated 9/9/05

Dated 9-9-05

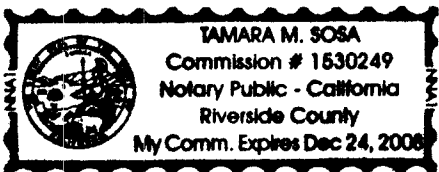
[Signature]
 DAVID R. ZUNIGA, Trustee
[Signature]
 LISA ZUNIGA, Trustee

GENERAL ACKNOWLEDGEMENT

State of California }
 County of Riverside } ss
 On Sept. 9, 2005 before me Tamara M. Sosa
 (date) (name)

a Notary Public in and for said State, personally appeared
David Zuniga and Lisa Zuniga
 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~~/they executed the same in ~~his~~/their authorized capacity(ies), and that by ~~his~~/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

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. 21027 of said City Council adopted September 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 9-23-05

CITY OF RIVERSIDE

By Blair J. Nelson

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY Kate Smith
Deputy City Attorney

EXHIBIT A

Project: Victoria Ave Street Improvements

Those portions of Lot 6, in Block 12 of the Resubdivision of the Lands of J.F. Moulton and H.B. Praed, in the City of Riverside, County of Riverside, State of California, as shown by map filed in Map Book 1, Pages 49 and 50, in the Office of the County Recorder of said County, more particularly described as follows:

PARCEL A

COMMENCING at the most westerly corner of said Lot 6, said point being on a line that is parallel with, and 30.00 feet southeasterly, measured at right angles, from the centerline of Victoria Avenue, as shown by Parcel Map No. 9026, filed in Parcel Map Book 60, Page 15, in said Office of the County Recorder;

Thence North 56°02'31" East along said parallel line, a distance of 47.51 feet;

Thence South 10°55'27" West leaving said parallel line, a distance of 24.95 feet to a point on a line that is parallel with, and 55.00 feet northeasterly, measured at right angles, from the centerline of La Sierra Avenue, as shown on said Parcel Map No. 9026;

Thence South 33°38'35" East along said parallel line, a distance of 62.59 feet;

Thence North 05°04'11" East leaving said parallel line, a distance of 38.93 feet;

Thence North 33°38'35" West, a distance of 5.53 feet to a point on a line that is parallel with, and 74.50 feet southeasterly, measured at right angles, from the centerline of said Victoria Avenue;

Thence North 56°02'31" East along last mentioned parallel line, a distance of 207.06 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 56°02'31" East, along said last mentioned parallel line, a distance of 4.00 feet;

Thence South 33°57'29" East, leaving said last mentioned parallel line, a distance of 4.00 feet;

Thence South 56°02'31" West, a distance of 4.00 feet;

Thence North 33°57'29" West, a distance of 4.00 feet to the **TRUE POINT OF BEGINNING**.

Containing 16 S.F., more or less.

PARCEL B

COMMENCING at said westerly corner of Lot 6, said point being on a line that is parallel with, and 30.00 feet southeasterly, measured at right angles, from said centerline of Victoria Avenue;

Thence North 56°02'31" East along said parallel line, a distance of 47.51 feet;

Thence South 10°55'27" West leaving said parallel line, a distance of 24.95 feet to a point on a line that is parallel with, and 55.00 feet northeasterly, measured at right angles, from the centerline of La Sierra Avenue, as shown on said Parcel Map No. 9026;

Thence South 33°38'35" East along said parallel line, a distance of 62.59 feet;

Thence North 05°04'11" East leaving said parallel line, a distance of 38.93 feet;

Thence North 33°38'35" West, a distance of 5.53 feet to a point on a line that is parallel with, and 74.50 feet southeasterly, measured at right angles, from the centerline of said Victoria Avenue;

Thence North 56°02'31" East along last mentioned parallel line, a distance of 425.06 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 56°02'31" East, along said last mentioned parallel line, a distance of 4.00 feet;

Thence South 33°57'29" East, leaving said last mentioned parallel line, a distance of 4.00 feet;

Thence South 56°02'31" West, a distance of 4.00 feet;

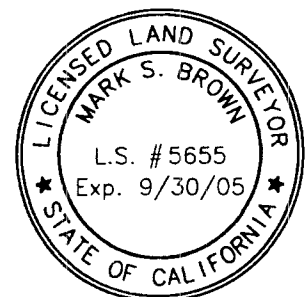
Thence North 33°57'29" West, a distance of 4.00 feet to the **TRUE POINT OF BEGINNING**.

Containing 16 S.F., more or less.

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

8/17/05 Date
Prep. 



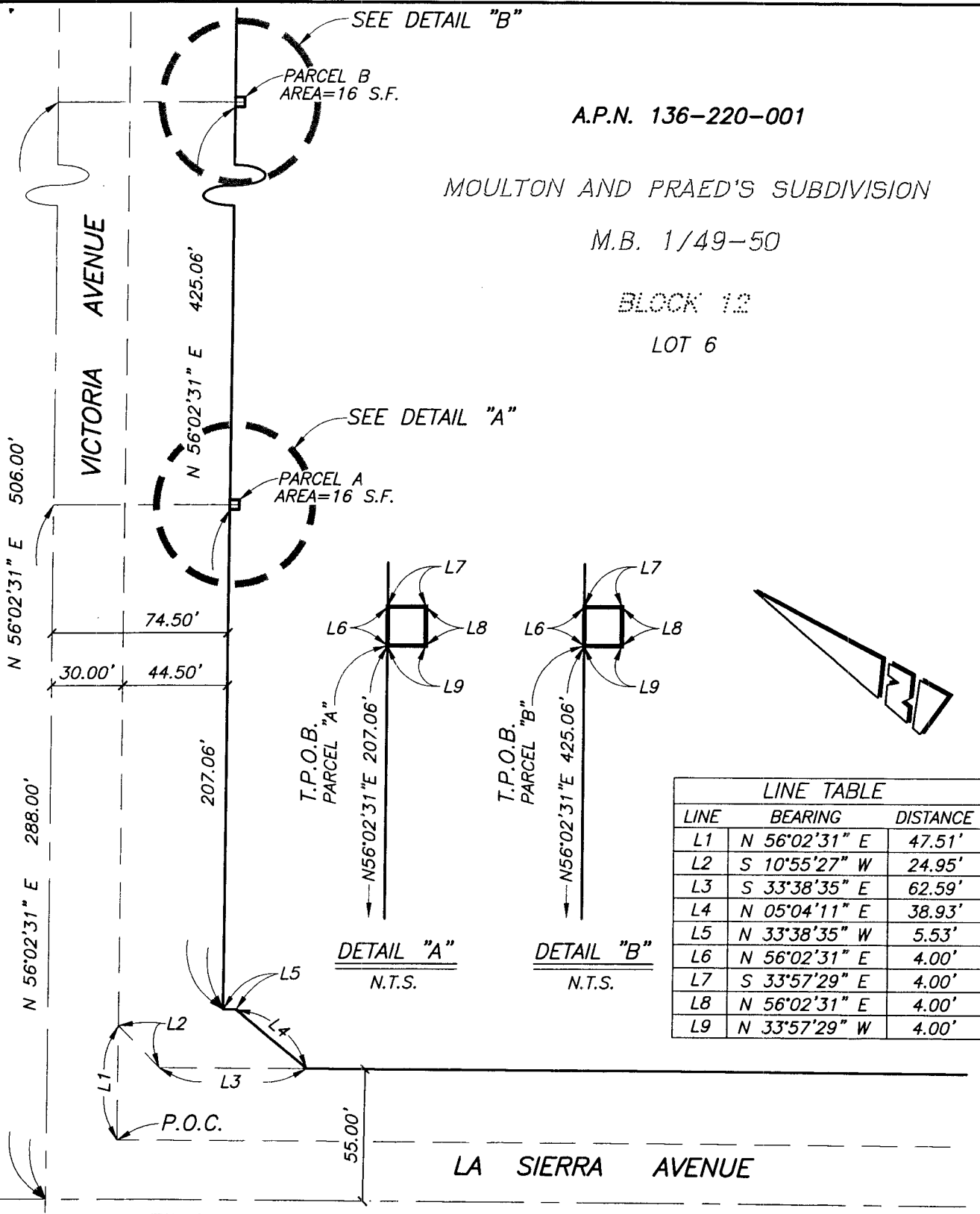
A.P.N. 136-220-001

MOULTON AND PRAED'S SUBDIVISION

M.B. 1/49-50

BLOCK 12

LOT 6



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 56°02'31" E	47.51'
L2	S 10°55'27" W	24.95'
L3	S 33°38'35" E	62.59'
L4	N 05°04'11" E	38.93'
L5	N 33°38'35" W	5.53'
L6	N 56°02'31" E	4.00'
L7	S 33°57'29" E	4.00'
L8	N 56°02'31" E	4.00'
L9	N 33°57'29" W	4.00'

● 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"=60'

DRAWN BY: RICH DATE: 08/17/05

SUBJECT: ZUNIGA PARCEL - VICTORIA AVENUE PUEs