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Page 1 of 5
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

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



FREE RECORDING
This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code §6103)

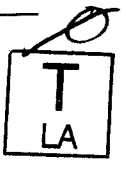
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Exempt from documentary transfer tax

FOR RECORDER'S OFFICE USE ONLY

Project: Victoria Ave Street Improvements
APN: 136-220-001 *TRA 029*
Address: Victoria Ave @ La Sierra Ave

D - 15580



GRANT OF EASEMENT

DAVID R. ZUNIGA and LISA ZUNIGA, Trustees of the David R. Zuniga and Lisa Zuniga Revocable Living Trust, 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 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/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.

Tamara M Sosa
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 _____

EXHIBIT A

Page 2

**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 B. H. Graham

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY [Signature]
Deputy City Attorney

EXHIBIT A

Project: Victoria Ave Street Improvements

That portion 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:

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 55°35'00" East along said parallel line, a distance of 47.51 feet to the **TRUE POINT OF BEGINNING**;

Thence South 10°27'58" 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 34°06'10" East along said parallel line, a distance of 62.59 feet;

Thence North 04°36'42" West leaving said parallel line, a distance of 38.93 feet;

Thence North 34°24'58" 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 55°35'00" East along said parallel line, a distance of 533.47 feet;

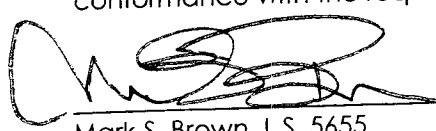

Thence South 77°11'43" East leaving said parallel line, a distance of 39.02 feet to a point on the northeasterly line of said Lot 6;

Thence North 34°07'16" West along said northeasterly line, a distance of 73.14 feet to a point on a line that is parallel with, and 30.00 feet southeasterly, measured at right angles, from the centerline of said Victoria Avenue;

Thence South 55°35'00" West along said parallel line, a distance of 566.91 feet to the **TRUE POINT OF BEGINNING**.

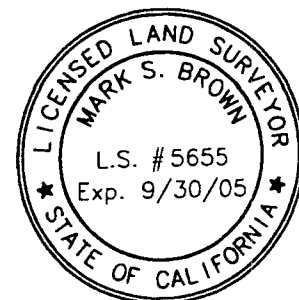
Containing 26,738 S.F. or 0.61 Acres More or less.

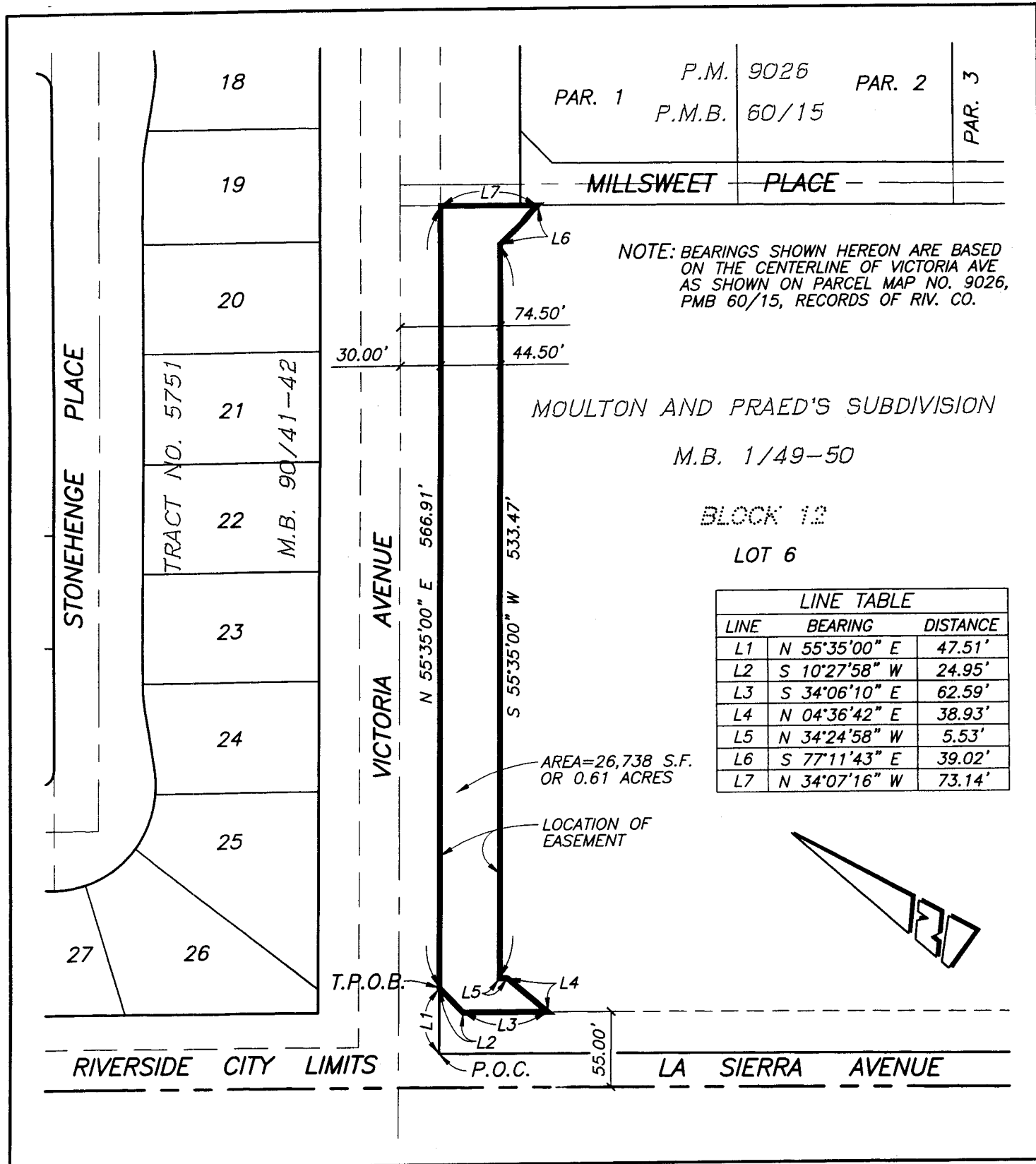
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 1/28/05 Prep. 

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

Date





● 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: RICH DATE: 01/25/05

SUBJECT: VICTORIA AVENUE R/W TAKE

45-1

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