

When recorded mail to:

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

**RECEIVED**

DEC 1 2005

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

**DOC # 2005-0941389**

11/14/2005 08:00A Fee:NC

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Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



**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: Tract 32046  
APN: 226-100-010  
Address: 4975 Central Avenue

**D - 15585**

**GRANT OF EASEMENT**

FRED FRANK, a married man as his sole and separate property and PETER APODACA, a married man as his sole and separate property, 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.

Date 11/1/05

[Signature]  
FRED FRANK

Date 11-01-05

[Signature]  
PETER APADACA

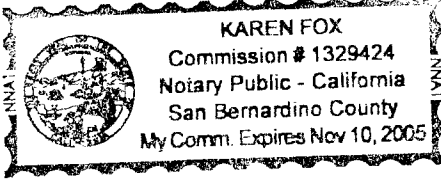
**GENERAL ACKNOWLEDGEMENT**

State of California }  
County of San Bernardino } ss

On 11/01/05, before me Karen Fox  
(date) (name)

a Notary Public in and for said State, personally appeared  
Fred Frank  
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]  
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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



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**SPOUSAL RELEASE**  
Easement

I am the spouse of PETER APADACA, and I hereby consent and join in granting the easement herein above 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.

Orchid O. Apodaca 11-01-05  
(signature)

Orchid O. Apodaca  
(print name)

**GENERAL ACKNOWLEDGEMENT**

State of California }  
County of San Bernardino } ss

On 11/03/05, before me Karen Fox  
(date) (name)

a Notary Public in and for said State, personally appeared  
Orchid O. Apodaca  
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.

**OPTIONAL SECTION**

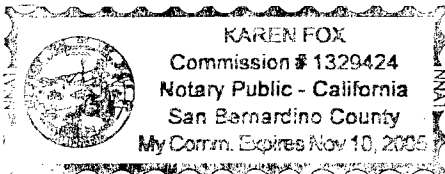
CAPACITY CLAIMED BY SIGNER

( ) 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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



WITNESS my hand and official seal.

Karen Fox  
Signature



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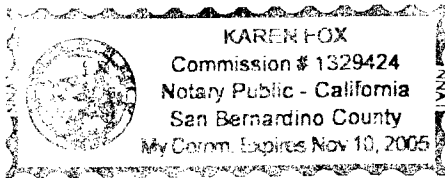
### GENERAL ACKNOWLEDGEMENT

State of California }  
County of San Bernardino } SS

On 11/03/05, before me Karen Fox  
(date) (name)

a Notary Public in and for said State, personally appeared  
Peter Apodaca  
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.

Karen Fox  
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 11/10/05  
APPROVED AS TO FORM  
CITY ATTORNEY'S OFFICE  
BY [Signature]  
Deputy City Attorney

CITY OF RIVERSIDE

By: Amelia M. Valeri



### SPOUSAL RELEASE Easement

I am the spouse of FRED FRANK, and I hereby consent and join in granting the easement herein above 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.

*Teresa A Frank*  
(signature)

Teresa A. Frank  
(print name)

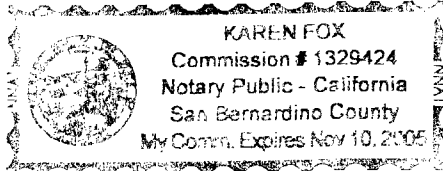
### GENERAL ACKNOWLEDGEMENT

State of California }  
County of San Bernardino } SS

On 11-1-05, before me Karen Fox  
(date) (name)

a Notary Public in and for said State, personally appeared  
Teresa Frank  
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.

*Karen Fox*  
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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

EXHIBIT "A"  
LEGAL DESCRIPTION

STREET & HIGHWAY PURPOSES  
APN 226-100-010

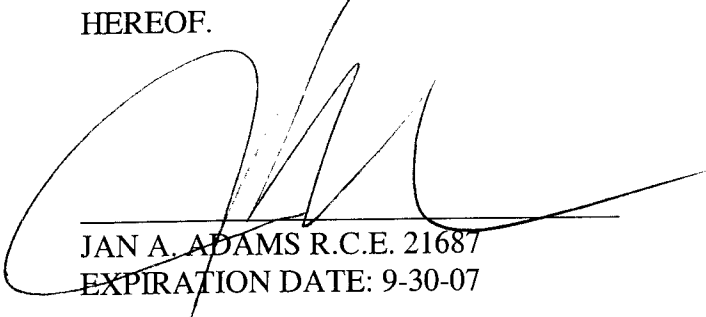
THE LAND REFERRED TO HEREIN IS SITUATED IN THE CITY OF RIVERSIDE,  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING DESCRIBED AS  
FOLLOWS:

THE NORTH 12.00 FEET OF THE FOLLOWING DESCRIBED PARCEL:

THE WESTERLY 2 AND 5/6<sup>th</sup> ACRES OF THE SOUTHEAST QUARTER OF THE  
SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 33,  
TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO BASE AND  
MERIDIAN, AS SHOWN BY MAP ON FILE IN BOOK 2, PAGE 2 OF MAPS,  
RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THE WESTERLY RECTANGULAR 99 FEET AND  
ALSO EXCEPTING THEREFROM THE 215 FEET, MEASURED TO THE  
CENTERLINE OF CENTRAL AVENUE.

EXHIBIT B ATTACHED HERETO AND BY THIS REFERENCE MADE A PART  
HEREOF.



JAN A. ADAMS R.C.E. 21687  
EXPIRATION DATE: 9-30-07



DESCRIPTION APPROVAL:

BY: Re Long 11-08-05  
DATE

FOR: MARK S. BROWN  
CITY SURVEYOR



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EXHIBIT B

APN: 226-100-006

OWNER: BERNARD J. WEINFURTNER AND  
MARY FRANCES WEINFURTNER

132'  
33'

APN: 226-090-001  
OWNER: LISA WELLS

APN: 226-100-007  
OWNER: BERNARD J. WEINFURTNER

99'

APN: 226-100-010  
OWNER: APODACA

ULTIMATE PROPOSED RIGHT OF WAY

99'

12'

EXIST. PROPERTY,  
FUTURE CENTER LINE

RICHMOND AMERICAN  
T.I.M. 32046

APN: 226-100-011  
OWNER: JOANNE R. & DAVID J. MARTIS

129.7'

DRIVE

APN: 226-100-012  
OWNER: RAUL RAMIREZ

99'

EXIST. R/W

33'

BEATTY



SCALE 1"=100'



INTERIM RIGHT OF WAY DEDICATION REQUIRED BY  
CITY OF RIVERSIDE OF RICHMOND AMERICAN

CARLO DRIVE



ADAMS • STREETER  
CIVIL ENGINEERS, INC.

15 Corporate Park, Irvine, CA 92606  
Ph:949 474-2330 Fax:949 474-0251

BEATTY DRIVE RIGHT OF WAY  
DEDICATION FOR APN: 226-100-010

502

09-30-05

15585

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