

Recording Requested By:  
American Title - NHS

DOC # 2006-0443215

06/20/2006 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)

0155480-7

Project: Rancho La Sierra  
APN: 154-020-085

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		7						
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

FOR RECORDER'S OFFICE USE ONLY

D -

EASEMENT



FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged RANCHO LA SIERRA WEST, a California General Partnership, as Grantor, 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 STORM DRAIN 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 STORM DRAIN FACILITIES.

Dated 4/12/06

**RANCHO LA SIERRA WEST,**  
a California General Partnership

By: \_\_\_\_\_

By: [Signature]

Print Name: \_\_\_\_\_

Print Name: William L. Davis

Title: \_\_\_\_\_

Title: Managing Partner

**GENERAL ACKNOWLEDGEMENT**

**OPTIONAL SECTION**

State of California }  
County of Los Angeles } ss

CAPACITY CLAIMED BY SIGNER

On April 12, 2006, before me Linda Medina  
(date) (name)

( ) Attorney-in-fact  
( ) Corporate Officer(s)  
Title \_\_\_\_\_  
Title \_\_\_\_\_

a Notary Public in and for said State, personally appeared  
William L. Davis  
Name(s) of Signer(s)

( ) Guardian/Conservator  
( ) Individual(s)  
( ) Trustee(s)  
  
( ) Other

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.

( ) Partner(s)  
( ) General  
( ) Limited

WITNESS my hand and official seal.

The party(ies) executing this document is/are representing:



[Signature]  
Signature

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

**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 5/24/06

**CITY OF RIVERSIDE**

By: Amelia M. Valera  
Real Property Mgr.

**APPROVED AS TO FORM**  
Kristi Smith  
**SUPERVISING DEPUTY CITY ATTORNEY**

**EXHIBIT "A"**  
**STORM DRAIN EASEMENT**  
**TO THE CITY OF RIVERSIDE**  
**PORTION OF PARCEL 3 OF LL-015-989**

Being a portion of the North half of fractional Section 33 and Section 34, T. 2 S., R. 6 W., San Bernardino Base and Meridian, as shown by Sectionalized Survey of Rancho La Sierra, on file in Book 6, Page 70 of Maps, Records of Riverside County, California;

**BEGINNING** at the Northerly most point of Parcel 6, as shown by Lot Line Adjustment LL-015-989 recorded February 19, 1999 as instrument no. 67027 of official records of Riverside County, California, said point also being the South terminus of that certain course shown as S 20°49'01" W and having a length of 112.88 feet, as shown by said Lot Line Adjustment LL-015-989, also being a point common to Parcel 3, as shown by said Lot Line Adjustment LL-015-989;

THENCE, North 20°49'01" East, along the southeasterly line of said Parcel 3, a distance of 112.88 feet;

THENCE, continuing along said southeasterly line, North 33°45'08" East, a distance of 22.92 feet, to the **TRUE POINT OF BEGINNING**;

THENCE, North 21°09'16" West, a distance of 143.81 feet to the beginning of a curve, concave southwesterly, having a radius of 125.00 feet and a central angle of 60°27'52";

THENCE, Northwesterly along the arc of said curve to the left, a distance of 131.91 feet;

THENCE, North 81°37'08" West, a distance of 711.61 feet to the beginning of a curve, concave northeasterly, having a radius of 100.00 feet and a central angle of 76°23'40";

THENCE, Northwesterly along the arc of said curve to the right, a distance of 133.33 feet;

THENCE, North 05°13'28" West, a distance of 55.16 feet, to a line common to Parcel 3 and Parcel 5, as shown by Lot Line Adjustment LL-015-989, recorded February 19, 1999 as Instrument No. 67027 of Official Records of Riverside County, California;

THENCE, North 64°41'26" East, along said common line, a distance of 21.30 feet;

THENCE, South 05°13'28" East, a distance of 62.48 feet to the beginning of a curve, concave northeasterly, having a radius of 80.00 feet and a central angle of 76°23'40";

THENCE, Southeasterly along the arc of said curve to the left, a distance of 106.67 feet;

THENCE, South  $81^{\circ}37'08''$  East, a distance of 711.61 feet to the beginning of a curve, concave southwesterly, having a radius of 145.00 feet and a central angle of  $60^{\circ}27'52''$ ;

THENCE, Southeasterly along the arc of said curve to the right, a distance of 153.02 feet;

THENCE, South  $21^{\circ}09'16''$  West, a distance of 129.76 feet to said southeasterly line of Parcel 3;

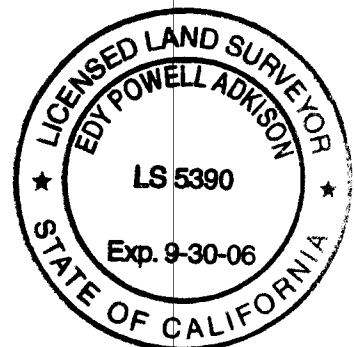
THENCE, South  $33^{\circ}45'08''$  West, along said southeasterly line a distance of 24.44 feet, to the **TRUE POINT OF BEGINNING**.

Containing 0.53 Acres, more or less.

DESCRIPTION APPROVAL:

BY: Reby FEB 28, 2006  
DATE

FOR: MARK S. BROWN  
CITY SURVEYOR



*Edy Powell Adkison*  
1-16-06

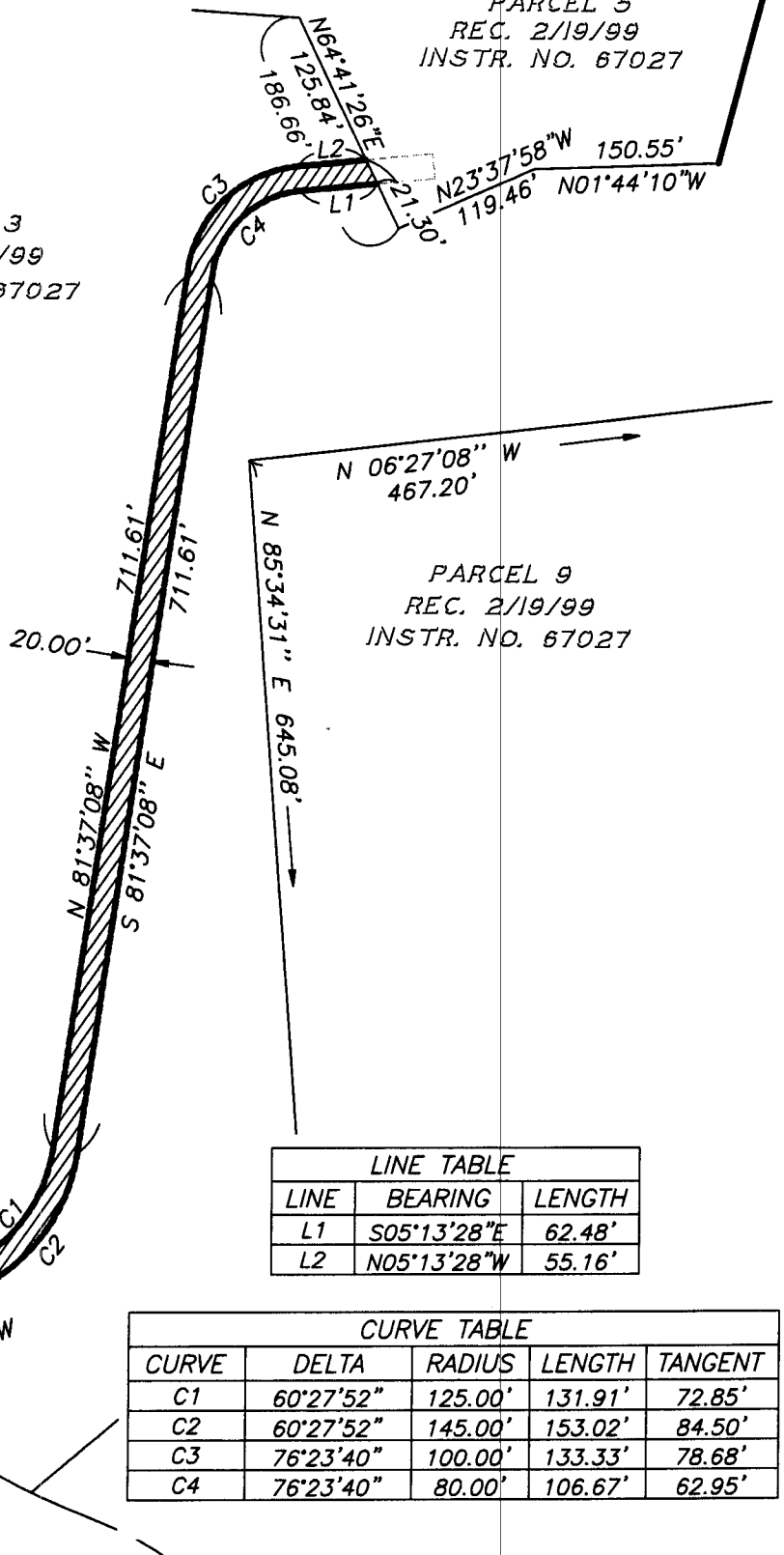
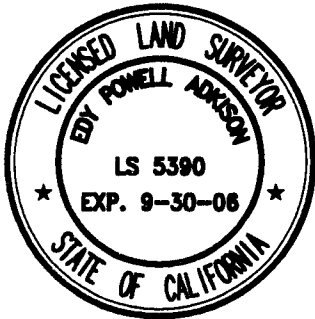
EXHIBIT 'B'  
STORM DRAINAGE EASEMENT  
PORTION OF PARCEL 3

PARCEL 5  
REC. 2/19/99  
INSTR. NO. 67027

PARCEL 3  
REC. 2/19/99  
INSTR. NO. 67027

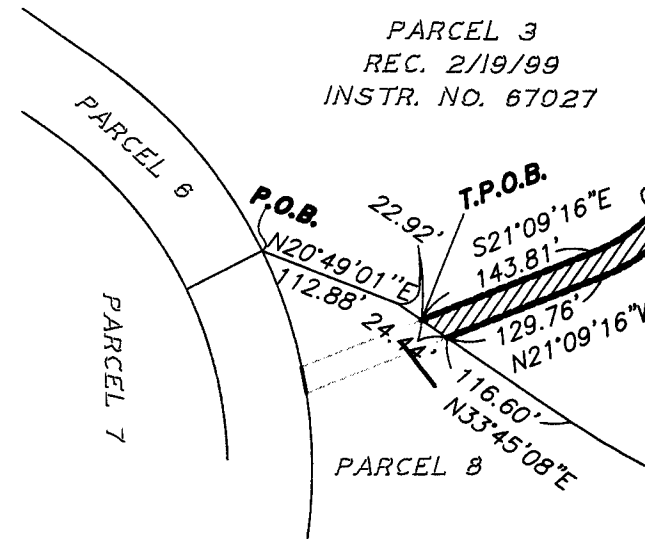
PARCEL 9  
REC. 2/19/99  
INSTR. NO. 67027

PARCEL 3  
REC. 2/19/99  
INSTR. NO. 67027



LINE TABLE		
LINE	BEARING	LENGTH
L1	S05°13'28"E	62.48'
L2	N05°13'28"W	55.16'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	60°27'52"	125.00'	131.91'	72.85'
C2	60°27'52"	145.00'	153.02'	84.50'
C3	76°23'40"	100.00'	133.33'	78.68'
C4	76°23'40"	80.00'	106.67'	62.95'



PLANS PREPARED BY:

**adkan ENGINEERS**

Civil Engineering · Surveying · Planning  
6820 Airport Drive, Riverside, CA 92504  
Tel:(951) 688-0241 · Fax:(951) 688-0599

SCALE: 1"=150'    JOB NO. 4725    DATE: 5/05    CLIENT: RANCHO / COX

APPROVED BY: *[Signature]* 1-13-06

EDY P. ADKISON L.S. 5390

STORM DRAIN EASEMENT  
PARCEL 3  
LLA 015-989  
RIVERSIDE, CA