

When recorded mail to:

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

DOC # 2006-0446313

06/21/2006 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: P03-1192 LLA Case
6644-74 Arlington Avenue
A.P.N. 191-150-012, 013 & 022

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15791

GRANT OF EASEMENT

RIVERSIDE CONGREGATION OF JEHOVAH'S WITNESSES, MAGNOLIA UNIT, INC., a California corporation, 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.



Dated 6/8/06

**RIVERSIDE CONGREGATION OF
JEHOVAH'S WITNESSES, MAGNOLIA
UNIT, INC., a California corporation**

By [Signature]

MARTIN STOUT
(print name)

Title PRESIDENT

By [Signature]

W. J. FARMER
(print name)

Title V President

GENERAL ACKNOWLEDGEMENT

State of California

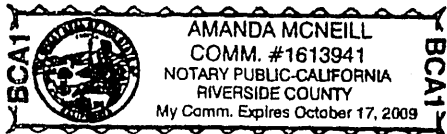
County of Riverside } ss

On June 8th 2006, before me Amanda McNeill
(date) (name)

a Notary Public in and for said State, personally appeared
Martin Stout and W.J. Farmer
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.

[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 6/20/06

CITY OF RIVERSIDE

By Amelia M. Valeri
Real Property Manager

P03-1192 GOE.DOC

APPROVED AS TO FORM
Kate Smith
SUPERVISING DEPUTY CITY ATTORNEY



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EXHIBIT "A"

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Lots 6 and 11 in Block 4 of the Lands of the Riverside Land and Irrigating Co., as shown by map on file in Book 1, Page 72 (formerly known in Riverside County as Book 1, Page 70) of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the southerly line of Arlington Avenue as established by Decree of Condemnation, a copy of which was recorded May 22, 1945, in Book 678, Page 200 of Official Records of Riverside County, California, distant 812.7 feet easterly from the intersection of said southerly line with the northeasterly line of Monroe Street as shown on said map; said point also being in a line that is parallel with and distant 33.00 feet southerly, as measured at right angles, from the centerline of Arlington Avenue;

THENCE North 89°47'18" East, along said parallel line, a distance of 399.63 feet to the northwesterly prolongation of that portion of the southwesterly boundary of Lot 1 of Tract 20157, as shown by map on file in Book 159, Pages 27 through 29 of Maps, records of Riverside County, California, having a bearing of North 29°32'19" West;

THENCE South 29°32'19" East, along said southwesterly boundary of Lot 1, a distance of 25.23 feet to a line that is parallel with and distant 55.00 feet southerly, as measured at right angles, from the centerline of Arlington Avenue as shown by said map of Tract No 20157;

THENCE South 89°47'18" West, along said last mentioned parallel line, a distance of 411.99 feet to the westerly line of that certain parcel of land described in document recorded March 31, 1950, in Book 1161, Page 140, et seq., of Official Records of Riverside County, California;

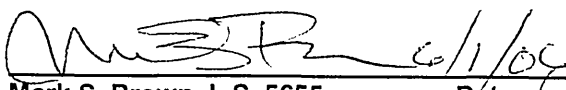

THENCE North 0°12'42" West, along said westerly line, a distance of 22.00 feet to the POINT OF BEGINNING;

EXCEPTING THEREFROM that portion lying within the westerly 3.00 feet and the northerly 11.00 feet as granted to the City of Riverside by deed recorded in Book 1776, Page 79, et seq., of Official Records of Riverside County, California;

ALSO EXCEPTING THEREFROM that portion lying within that parcel of land granted to the City of Riverside by deed recorded May 28, 1965, as Instrument No. 62806 of Official Records of Riverside County, California;

ALSO EXCEPTING THEREFROM that portion lying within that parcel of land granted to the City of Riverside by deed recorded February 7, 1975, as Instrument No. 15872 of Official Records of Riverside County, California.

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

 6/1/06 Prep. 
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/07



