

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)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
NCHGCC								DTT	514

Project: 07-1902  
APN: 233-051-007  
Address: 9194 Magnolia Avenue

D - 16202



GRANT OF EASEMENT

Bahaa Girgis and Nagla Girgis, husband and wife, as joint tenants, 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 2/29/08  
  
Bahaa Girgis

Nagla Girgis

**GENERAL ACKNOWLEDGEMENT**

State of California }  
County of \_\_\_\_\_ } ss

On \_\_\_\_\_, before me \_\_\_\_\_  
(date) (name)

a Notary Public in and for said State, personally appeared \_\_\_\_\_  
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

**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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

*SEE ATTACHMENTS*

**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 3/21/08

APPROVED AS TO FORM  
CITY ATTORNEY'S OFFICE

BY [Signature]  
Deputy City Attorney

**CITY OF RIVERSIDE**

BY: [Signature]

Title: Real Property Mgr.

2008-0159676  
04/01/2008 08:08A  
2 of 8



**ACKNOWLEDGMENT**


State of California  
County of Riverside )

On February 29, 2008 before me, N. Anastacio, NP  
(insert name and title of the officer)

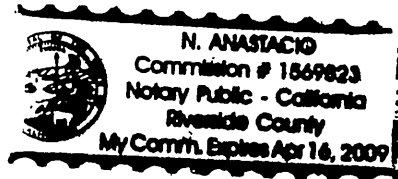
personally appeared Bahaa Girgis,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

(Seal)



**ACKNOWLEDGMENT**

State of California  
County of Riverside )

On February 29, 2008 before me, N. Anastacio, NP  
(insert name and title of the officer)

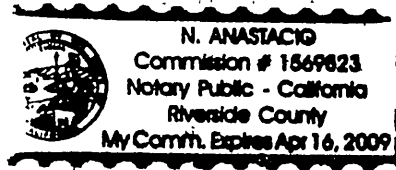
personally appeared Nagla Girgis,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

(Seal)



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Grant of Easement

Those portions of Lot 4 of Map of Arlington Acres, as shown by map on file in Book 10 of Maps, page 95 thereof, Records of Riverside County, California, more particularly described as follows;

**PARCEL 1**

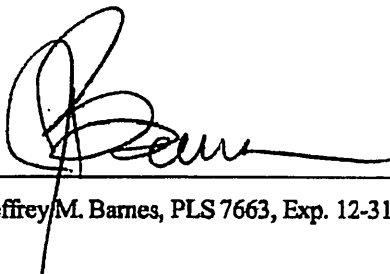
The northerly 11.00 feet of said Lot 4. The southerly line of said northerly 11.00 feet being a line parallel with and distant southerly 77.00 feet, measured at right angles, from the centerline of Magnolia Avenue, as shown on Record of Survey on file in Book 38 at Pages 96 and 97 thereof, Records of Riverside County, California.

**PARCEL 2**

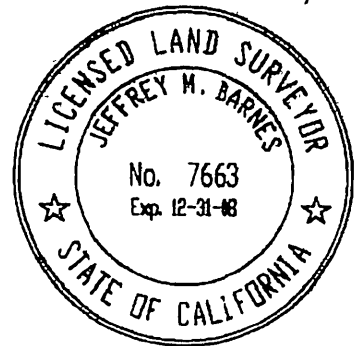
The westerly 8.00 feet of said Lot 4. The easterly line of said westerly 8.00 feet being a line parallel with and distant easterly 33.00 feet, measured at right angles, from the centerline of Donald Avenue, as shown on said Record of Survey

EXCEPTING therefrom that portion herein above described in Parcel 1.

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

  
Jeffrey M. Barnes, PLS 7663, Exp. 12-31-06

11/14/2007  
Date



DESCRIPTION APPROVAL.

BY: K. Stout 3/3/2008  
DATE

FOR: MARK S. BROWN  
CITY SURVEYOR



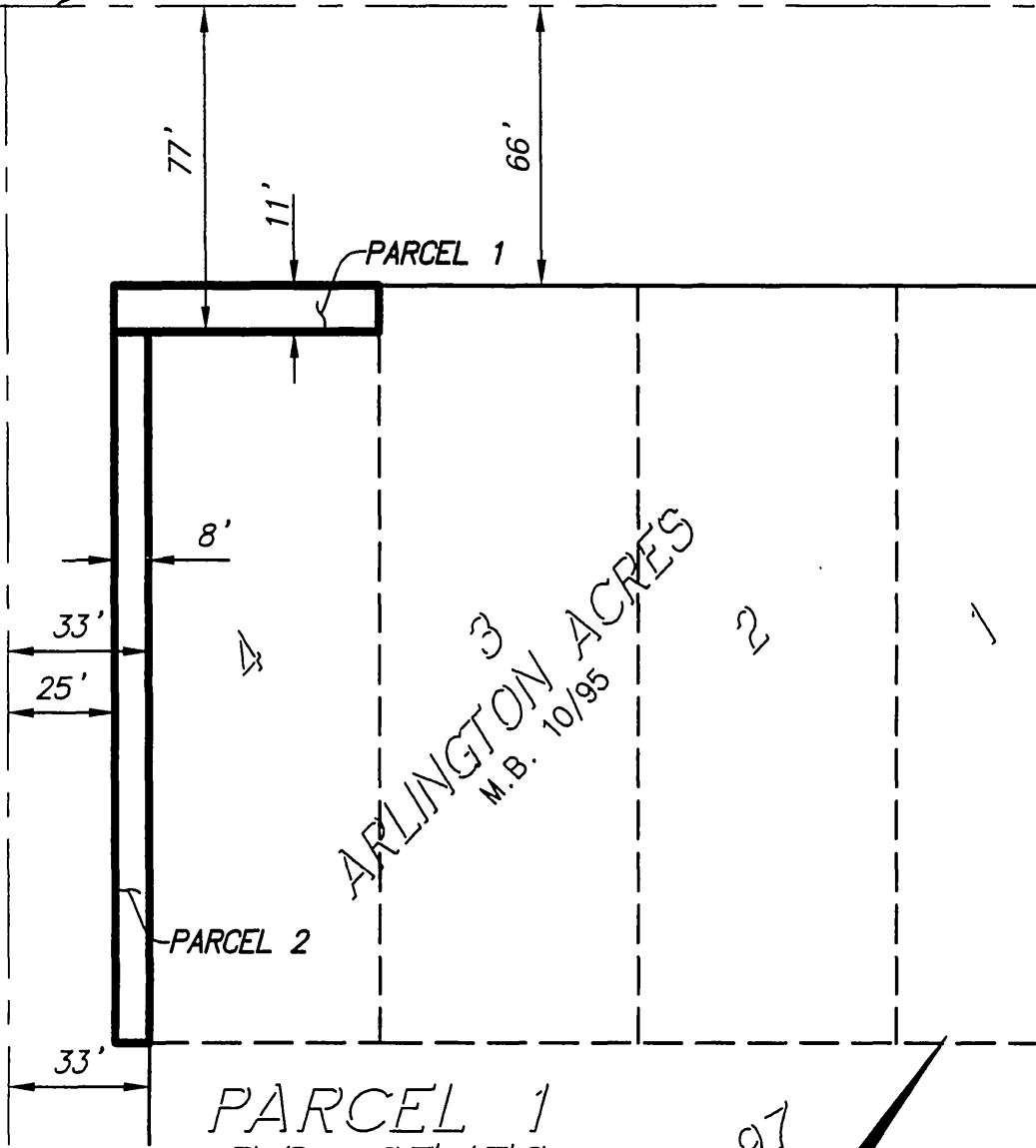
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2008-0159676  
04/01/2008 09:00F  
6 of 8



MAGNOLIA AVE.

DONALD AVE.

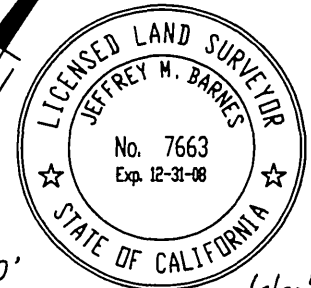


PARCEL 1  
R.S. 27/73

ARLINGTON ACRES  
M.B. 10/95

R.S. 38/96-97

SCALE: 1"=50'



NOTE:  
THIS PLAT IS SOLELY AN AID IN LOCATING THE ATTACHED  
DESCRIPTION AND IS NOT CONSIDERED A PART THEREOF.



**IW Consulting Engineers, Inc.**

- Civil Engineering
- Surveying
- Land Planning

3544 University Avenue Tel: 951.687.2929  
Riverside, CA 92501 Fax: 951.687.2999

GRANT OF EASEMENT

PORTION OF LOT 4  
M.B. 10/95  
IN THE CITY OF RIVERSIDE

N.O.	363.001
BY:	DRB/JMB
DATE:	03/08
SCALE:	1" = 50'
PAGE:	1 OF 1

16202



LARRY W. WARD  
COUNTY OF RIVERSIDE  
ASSESSOR-COUNTY CLERK-RECORDER

Recorder  
P.O. Box 751  
Riverside, CA 92502-0751  
(951) 486-7000

www.riversideacr.com

**CERTIFICATION**

Pursuant to the provisions of Government Code 27361.7, I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

SEE ATTACHMENTS

Date: 4-1-08

Signature: M J Lewis

Print Name: M J LEWIS





LARRY W. WARD  
COUNTY OF RIVERSIDE  
ASSESSOR-COUNTY CLERK-RECORDER

Recorder  
P O. Box 751  
Riverside, CA 92502-0751  
(951) 486-7000

www.riversideacr.com

NOTARY CLARITY

Under the provisions of Government Code 27361.7, I certify under the penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: N ANASTACIO

Commission #: 1569829

Place of Execution: Riverside

Date Commission Expires: 4-16-09

Date: 4-1-08

Signature: M J Lewis

Print Name: M J LEWIS

