

Lawyers Title

2604644

When recorded mail to:

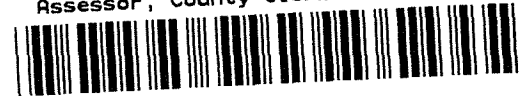
City Clerk's Office  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

DOC # 2009-0205916

04/27/2009 08:00A Fee:NC  
Page 1 of 5

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)

| S | R | U | PAGE | SIZE | DA   | MISC | LONG | RFD  | COPY |
|---|---|---|------|------|------|------|------|------|------|
|   |   |   | 5    |      |      |      |      |      |      |
| M | A | L | 465  | 426  | PCOR | NCOR | SMF  | NCHG | EXAM |
|   |   |   |      |      |      | T    | CTY  | UNI  | 026  |

Project: Van Buren Widening  
Jackson to SAR  
APN: 191-020-009-TRA009-139  
Address: 6155 Van Buren Blvd

D - ~~no~~ consideration

16357



GRANT OF EASEMENT

13011 BROOKHURST LLC, a Wyoming Limited Liability Company, as to an undivided 78% interest, and 6224 VERMONT LLC, a Wyoming Limited Liability Company, as to an undivided 22% interest, as tenants in common, 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 \_\_\_\_\_

**13011 BROOKHURST LLC,**  
a Wyoming Limited Liability Company

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

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

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

Print Name: Arturo Sneider

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

Title: Manager

Dated \_\_\_\_\_

**6224 VERMONT LLC**  
a Wyoming Limited Liability Company

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

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

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

Print Name: Arturo Sneider

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

Title: Manager

**ACKNOWLEDGEMENT**

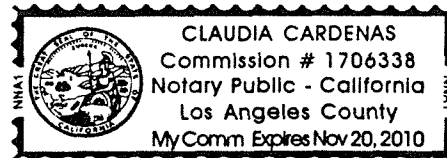
State of California }  
County of Los Angeles } ss

On January 22, 2009, before me Claudia Cardenas, Notary Public  
personally appeared ARTURO SNEIDER  
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.

Claudia Cardenas  
Notary Signature



**ACKNOWLEDGEMENT**

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

On \_\_\_\_\_, before me \_\_\_\_\_  
personally appeared \_\_\_\_\_  
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.

\_\_\_\_\_  
Notary Signature

**CERTIFICATE OF ACCEPTANCE  
(Government Code Section §21027)**

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 06, 2005  
and the grantee consents to recordation thereof by its duly authorized officer.

Dated 2/5/09

**CITY OF RIVERSIDE**

By: Amelia M. Valbuena

APPROVED AS TO FORM  
CITY ATTORNEYS OFFICE  
BY [Signature]  
Deputy City Attorney

EXHIBIT "A"

PUBLIC STREET AND HIGHWAY EASEMENT

APN: 191-020-009

THE EASTERLY 3.00 FEET OF THE WESTERLY 4.00 FEET OF PARCEL 1 OF PARCEL MAP, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ON MAP FILED IN BOOK 7, PAGE 22, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

CONTAINING 609 SQUARE FEET (0.014 ACRES), MORE OR LESS.

This legal description has been prepared by me or under my direction.

David A. Moritz      2-5-07

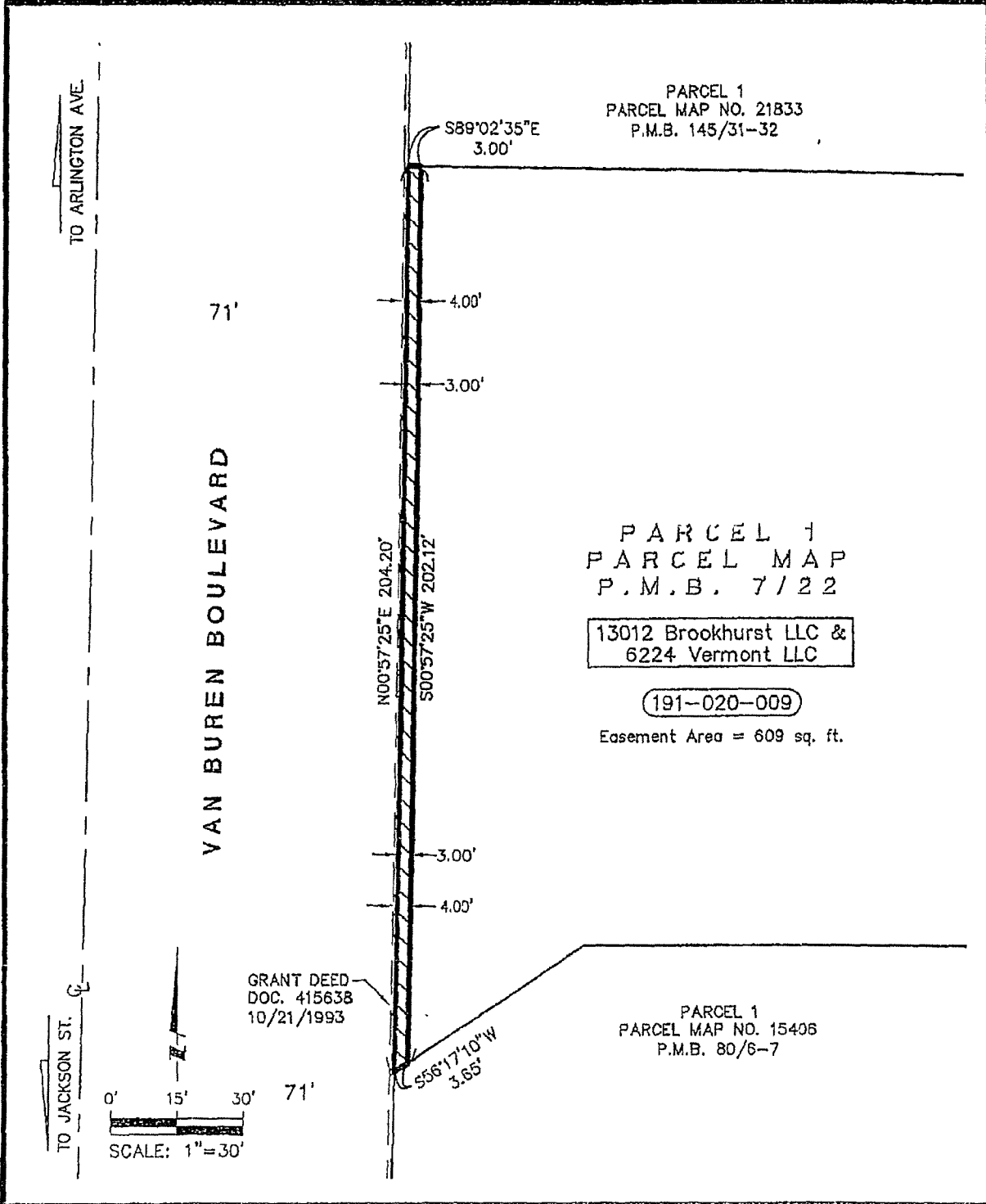
David A. Moritz, P.L.S. 7388

Date

License Expires 12/31/07



DESCRIPTION APPROVAL  
Mark S. Brown      1/05/08  
MARK S. BROWN      DATE  
CITY SURVEYOR



PARCEL 1  
 PARCEL MAP NO. 21833  
 P.M.B. 145/31-32

PARCEL 1  
 PARCEL MAP  
 P.M.B. 7/22

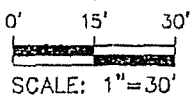
13012 Brookhurst LLC &  
 6224 Vermont LLC

191-020-009

Easement Area = 609 sq. ft.

PARCEL 1  
 PARCEL MAP NO. 15406  
 P.M.B. 80/6-7

GRANT DEED  
 DOC. 415638  
 10/21/1993



• 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" = 30'  | DRAFTED: JCA                                       | DATE: 01/23/2007 |
| CHECKED: DAM   | SUBJECT: VAN BUREN BLVD WIDENING / PERMANENT ESMT. |                  |

16357