

10+3

Lawyers Title Co.

When recorded mail to:

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

DOC # 2012-0352030
07/26/2012 04:43 PM Fees: \$0.00
Page 1 of 10
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

**This document was electronically submitted
to the County of Riverside for recording**
Received by: TVERBA

FREE RECORDING
This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code §6103)

FOR RECORDER'S OFFICE USE ONLY

Project: Tequesquite Trunk Sewer Ph. II
Por. APN: 219-191-002
Address: 4891 Howard Ave.

D- 16818

611675100

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged **Luciano C. Espinoza, a married man as his sole and separate property** as Grantor(s), grant(s) to the CITY OF RIVERSIDE, a California charter city and municipal corporation, 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 **Sanitary Sewer 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
Sanitary Sewer Facilities.

Date: 8-24-11

Luciano C. Espinoza
Luciano C. Espinoza

State of California

County of Riverside } ss

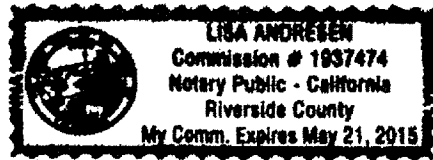
On 8-24-11, before me, Lisa Andresen, Notary Public,
notary public, personally appeared, Luciano C. Espinoza

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.

Lisa Andresen
Notary Signature



**SPOUSAL RELEASE
Easement**

I am the spouse of **Luciano C. Espinoza**, 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.

Maria E. Espinoza
(signature)

MARIA E. ESPINOZA
(print name)

State of California

County of Riverside } ss

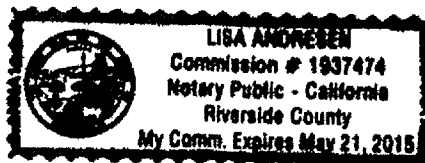
On 8-24-11, before me, Lisa Andresen, Notary Public
notary public, personally appeared, Maria E Espinoza

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.

Lisa Andresen
Notary Signature



PENALTY OF PERJURY FOR NOTARY SEAL

(GOVERNMENT CODE 27361.7)

I certify under penalty of perjury that the Notary Seal on the document to which this statement is attached reads as follows:

NAME OF NOTARY: Lisa Anderesen

DATE COMMISSION EXPIRES: May 21, 2015

COUNTY WHERE BOND IS FILED (if applicable): Riverside

STATE WHERE BOND IS FILED: CA

COMMISSION NUMBER (if applicable): 1937474

PLACE OF EXECUTION: Riverside

(CITY & STATE)

DATE: July 26, 2012

SIGNATURE:  _____

PRINT NAME: P. Jones

**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, a California charter city and 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 8/26/11

CITY OF RIVERSIDE

By: 

David Welch
Real Property Services Manager



APPROVED AS TO FORM
SUPERVISING DEPUTY CITY ATTORNEY

EXHIBIT "A"

Tequesquite Trunk Sewer Ph. II
Por. APN: 219-191-002
Sanitary Sewer Facilities Esmt.

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

That portion of Lot 62 of Division "B" of Hall's Addition to Riverside on file in Book 9 of Maps at Page 2 thereof, Records of San Bernardino County, California, more particularly described as Parcel 2 and conveyed to Luciano C. Espinoza on Grant Deed recorded January 2, 2007 as Document No. 531, Official Records of Riverside County, California, lying within a strip of land 20.00 feet in width, the centerline being described as follows:

Commencing at the intersection of the centerline of Brooks Street and the construction centerline of Olivewood Avenue as shown on Tract 17488 on file in Book 123 of Maps at Pages 91 through 93 thereof, Records of Riverside County, California;

Thence S.60°22'28"E. along the centerline of said Brooks Street, a distance of 188.97 feet to an angle point on the centerline of said Brooks Street as shown on said Tract 17488;

Thence S.04°29'20"W., a distance of 25.99 feet;

Thence S.58°29'47"E., a distance of 44.53 feet;

Thence S.70°17'16"E., a distance of 477.90 feet;

Thence S.62°05'37"E., a distance of 269.71 feet;

Thence S.12°45'30"W., a distance of 138.48 feet to the Westerly line of said Parcel 2 as conveyed to Luciano C. Espinoza, being the Easterly right-of-way line of the A.T. & S.F. railroad as shown on Record of Survey on file in Book 53 at Page 30 thereof, Records of Riverside County, California, being the Point of Beginning of said centerline description;

Thence continuing S.12°45'30"W., a distance of 149.85 feet;

Thence S.19°10'09"W., a distance of 262.94 feet;

Thence S.14°11'00"W., a distance of 214.35 feet;

Thence S.12°24'00"W., a distance of 160.23 feet to the Southerly line of said Parcel 2 as conveyed to Luciano C. Espinoza, being the termination of said centerline description;

The sidelines of said strip of land 20.00 feet wide shall be prolonged or shortened to terminate in the Southerly, Westerly and Northerly line of said Parcel 2 as conveyed to Luciano C. Espinoza;

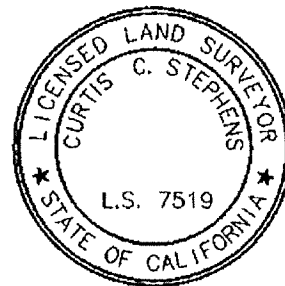
EXCEPTING THEREFROM that certain Sewer Easement Granted to the City of Riverside by document recorded September 24, 1965, as Instrument no. 109931, Official Records of Riverside County, California;

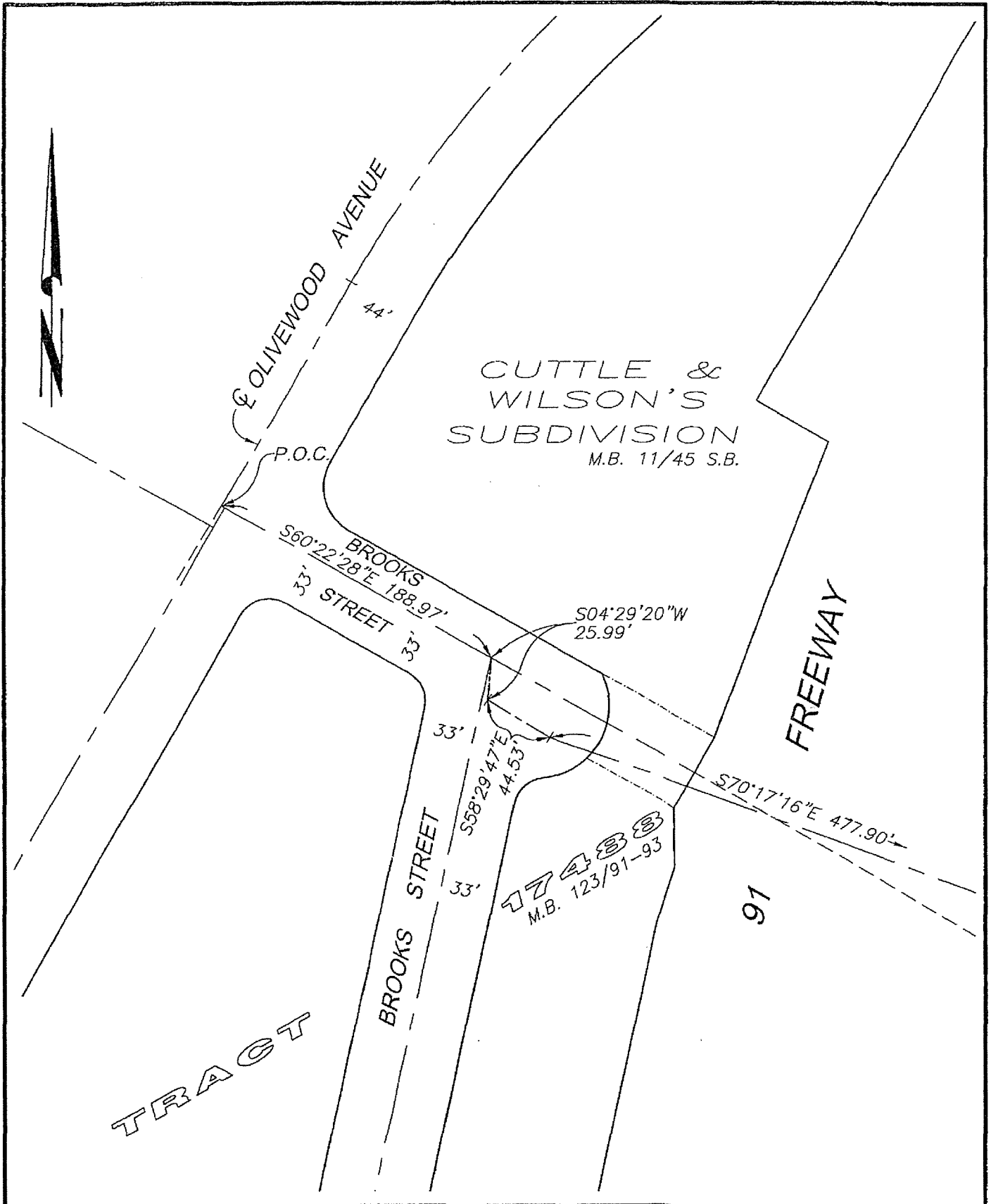
ALSO EXCEPTING THEREFROM that certain Sewer Easement Granted to the City of Riverside by document recorded June 17, 1966, as Instrument no. 63133, Official Records of Riverside County, California.

The above described parcel of land contains 10,875 square feet, more or less.

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

Curtis C. Stephens 7/10/12 Prep. E.V.
Curtis C. Stephens, L.S. 7519 Date





• 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.

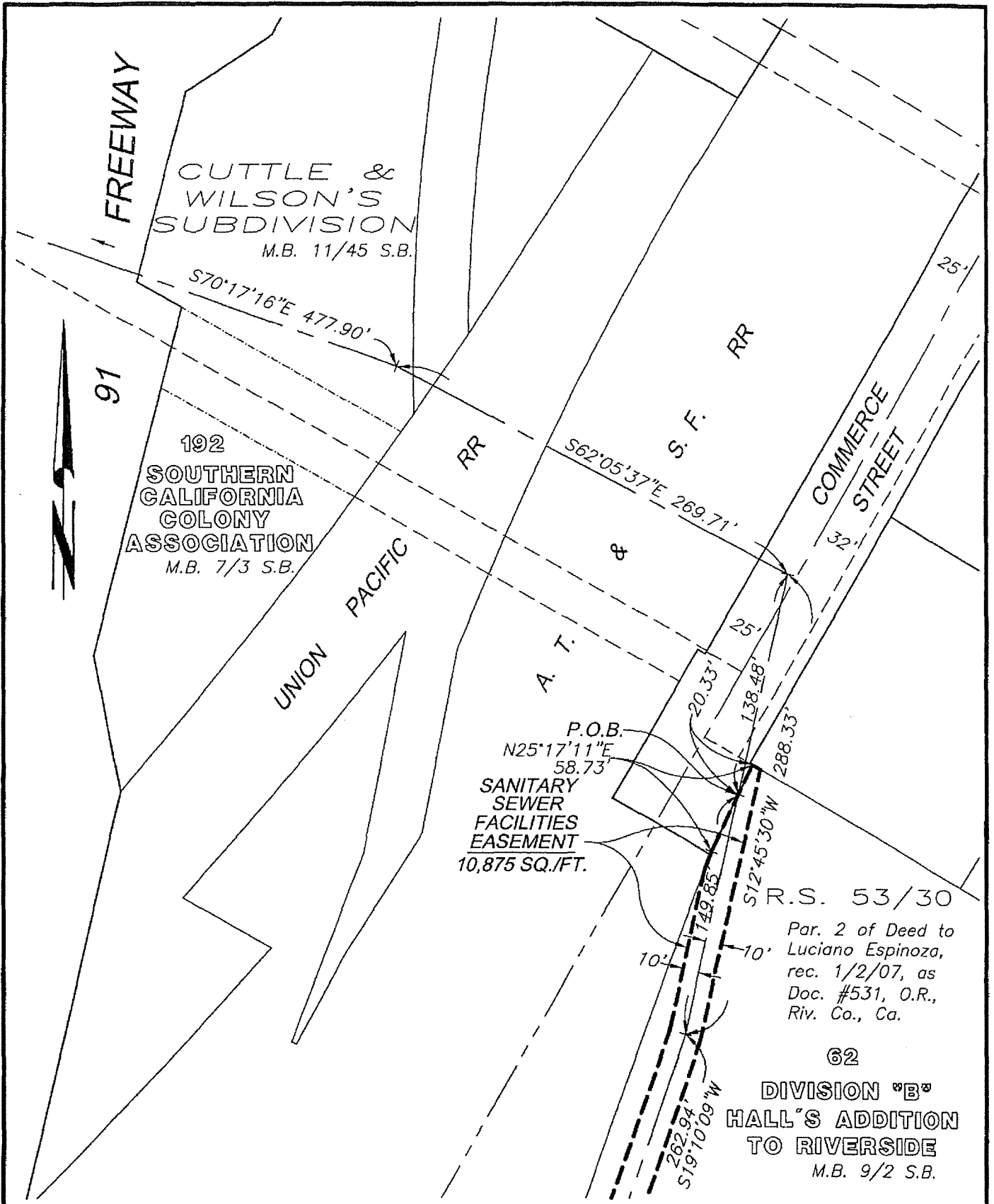
SHEET 1 OF 3

SCALE: 1"=80'

DRAWN BY: EV DATE: 8/12/11

SUBJECT: TEQUESQUITE TRUNK SEWER PH. 2

16818



● 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 2 OF 3

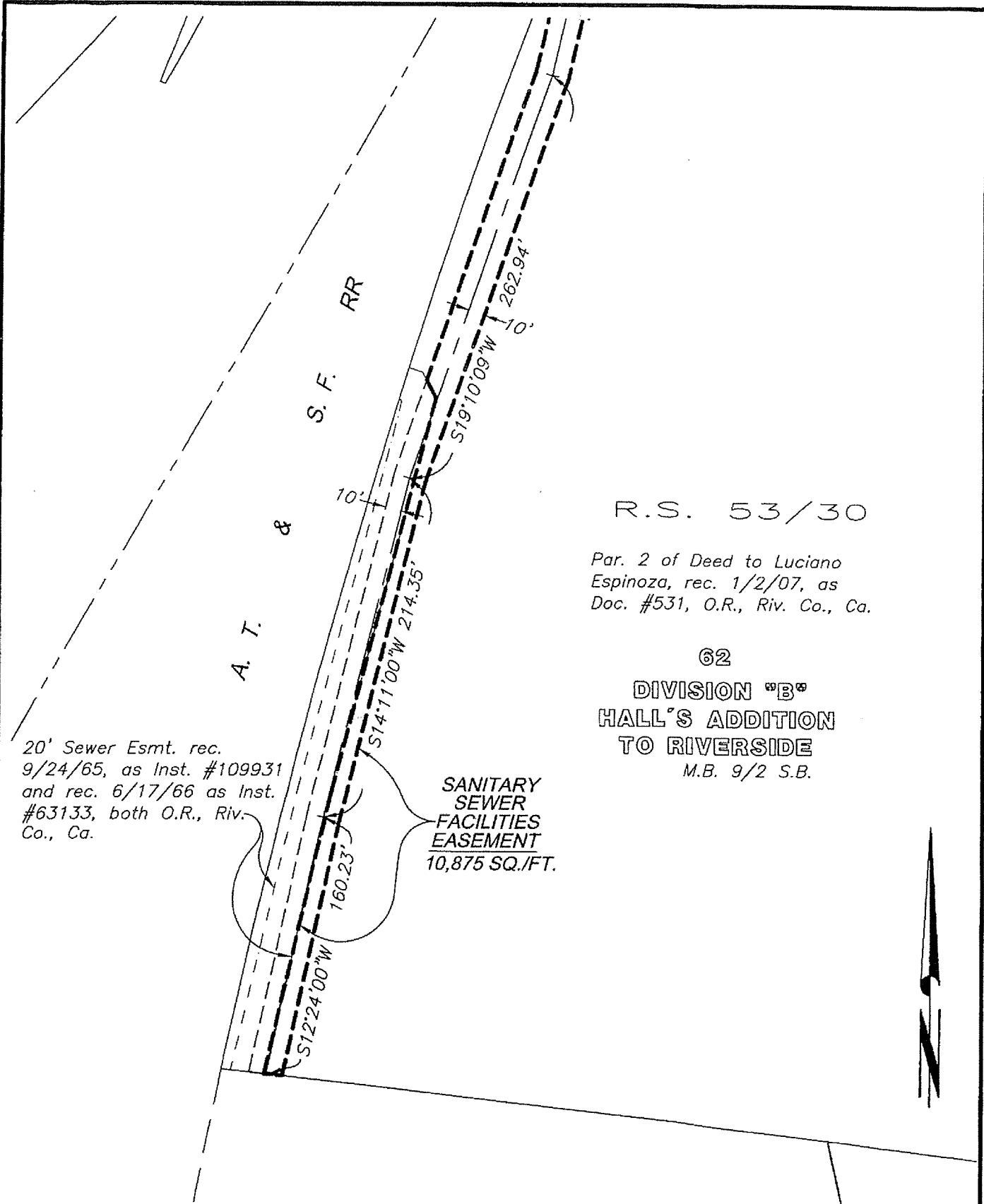
SCALE: 1"=80'

DRAWN BY: EV

DATE: 8/12/11

SUBJECT: TEQUESQUITE TRUNK SEWER PH. 2

16818



20' Sewer Esmt. rec.
 9/24/65, as Inst. #109931
 and rec. 6/17/66 as Inst.
 #63133, both O.R., Riv.
 Co., Ca.

SANITARY
 SEWER
 FACILITIES
 EASEMENT
 10,875 SQ./FT.

R.S. 53/30

Par. 2 of Deed to Luciano
 Espinoza, rec. 1/2/07, as
 Doc. #531, O.R., Riv. Co., Ca.

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DIVISION "B"
 HALL'S ADDITION
 TO RIVERSIDE
 M.B. 9/2 S.B.



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SHEET 3 OF 3

SCALE: 1"=80'

DRAWN BY: EV

DATE: 8/12/11

SUBJECT: TEQUESQUITE TRUNK SEWER PH. 2

16818