

When recorded mail to:

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

**2019-0290880**

08/02/2019 09:13 AM Fee: \$ 0.00

Page 1 of 5

Recorded in Official Records  
County of Riverside  
Peter Aldana  
Assessor-County Clerk-Recorder



6080

**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: Building Permit 19-2090  
Por. APN: 230-281-028  
Address: 7695 Freda Avenue

**D - 17535**

**GRANT OF EASEMENT**

**Henry C. Minkler Construction, Inc., a California Corporation**, as Grantor(s), FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby grant 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 public street and highway purposes, together with all rights to construct and maintain the same, as well as pedestrian walkway facilities, manufactured slopes, utilities, including but not limited to electric energy distribution, transmission and telecommunications facilities, waterline distribution and transmission facilities, sanitary sewers, storm drains, traffic signals and related electrical facilities, gas line facilities, 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 7/15/2019

Henry C. Minkler Construction, Inc.,  
a California Corporation

Henry C. Minkler President  
Henry C. Minkler – Owner/President

**ACKNOWLEDGMENT**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Riverside } ss

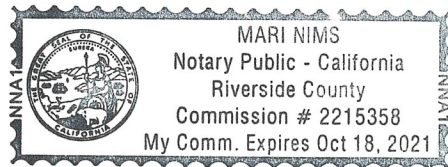
On July 15, 2019, before me, Mari Nims,  
notary public, personally appeared, Henry C. Minkler

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.

Mari Nims  
Notary 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, 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. 23439 of said City Council adopted May 14th, 2019, and the grantee consents to recordation thereof by its duly authorized officer.

DATED August 1, 2019

**CITY OF RIVERSIDE**

By: 

David Welch  
Community & Economic  
Development Director

Approved as to Form.

By: 

Anthony L. Beaumont  
Deputy City Attorney

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

Project: Building Permit 19-2090  
Por. APN: 230-281-028  
Address: 7695 Freda Avenue

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

**Parcel A**

The Southwesterly 5.00 feet of Lot 39 of Monterey Subdivision, as shown by map on file in Book 12, Page 24 of Maps, Records of Riverside County California;

**EXCEPTING THEREFROM** that portion as conveyed to the City of Riverside by Grant Deed recorded November 2, 1979, as Instrument No. 234932 of Official Records of Riverside County, California.

Area – 628 S.F. more or less


**Parcel B**

The Southeasterly 8.00 feet of Lot 39 of Monterey Subdivision, as shown by map on file in Book 12, Page 24 of Maps, Records of Riverside County California;

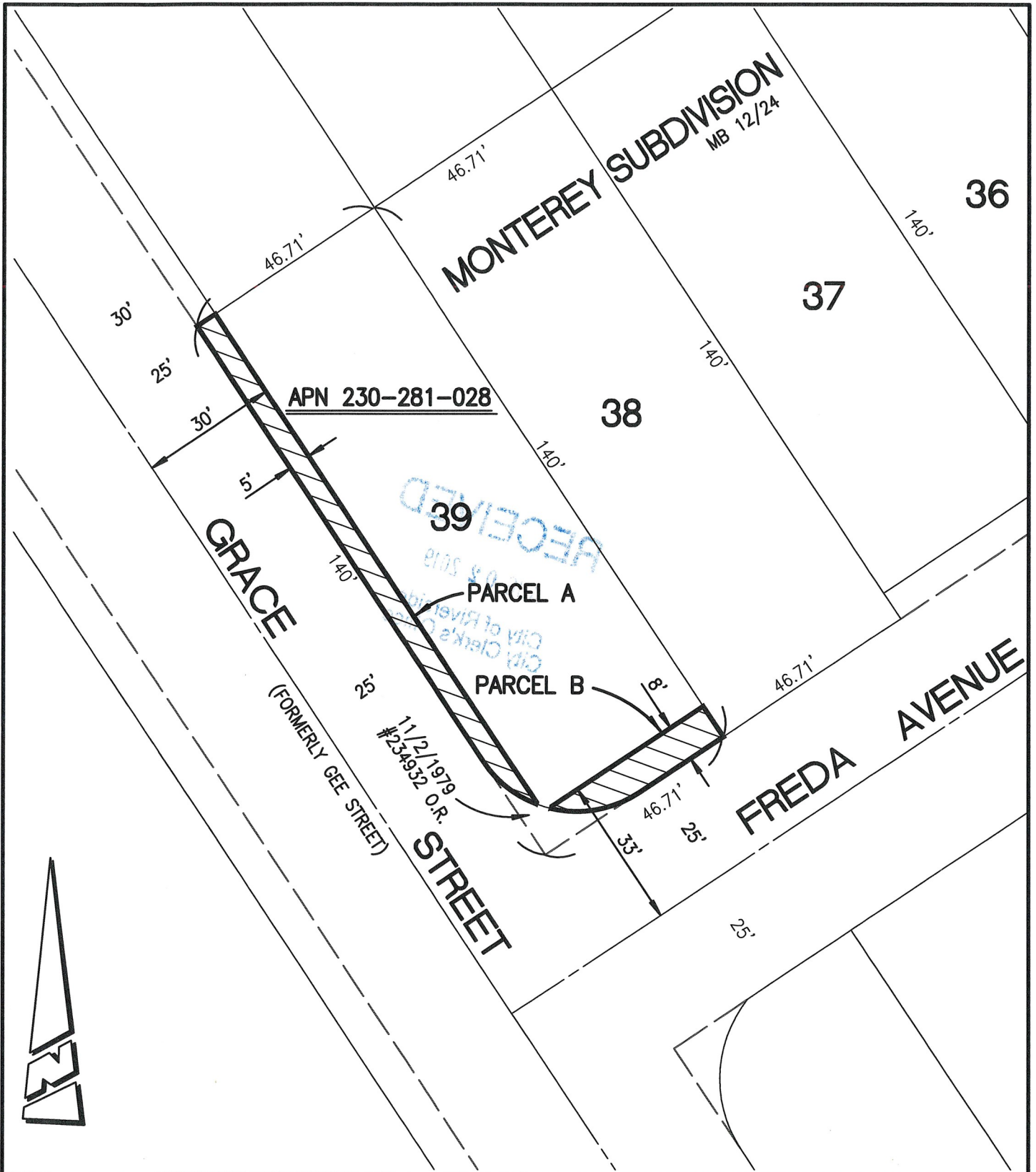
**EXCEPTING THEREFROM** that portion as conveyed to the City of Riverside by Grant Deed recorded November 2, 1979, as Instrument No. 234932 of Official Records of Riverside County, California.

Area – 278 S.F. 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 7/3/19 Prep.   
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 1

SCALE: 1"=30'

DRAWN BY: CURT

DATE: 7/3/19

SUBJECT: 7695 FREDA AVENUE - APN 230-281-028