

When recorded mail to:

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

**2019-0259482**

07/15/2019 11:59 AM Fee: \$ 0.00

Page 1 of 6

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 Jack in the Box P.U.E.  
Por. A.P.N.: 206-122-015  
Address: 1115 La Cadena Drive

**D- 17573**

**EASEMENT**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Greens Capital Ventures LLC, a California limited liability company**, 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 **ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION 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 **ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES**.

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

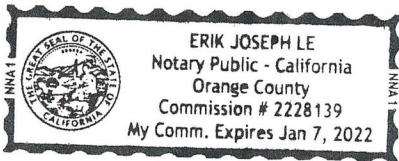
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of Orange }  
On March 22<sup>nd</sup>, 2019 before me, Erik Le, Notary Officer.  
Date Here Insert Name and Title of the Officer  
personally appeared Ashutosh Kadakia  
Name(s) of Signer(s)

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.



Place Notary Seal and/or Stamp Above

Signature Erik Le  
Signature of Notary Public

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General

Individual  Attorney in Fact

Trustee  Guardian of Conservator

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General

Individual  Attorney in Fact

Trustee  Guardian of Conservator

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_



**PETER ALDANA  
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):

Ashutosh Kadakia

Date:

7/15/19

Signature:

Print Name:

Lisa Andresen

CERTIFICATE OF ACCEPTANCE  
(Government Code Section 52723)

Dated 3/22/19

**Greens Capital Ventures LLC, a California  
limited liability company**

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

By: [Signature]

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

Ashutosh Kadakia  
Print Name: Chief Financial Officer

Title: UNTD

Title: Manager

**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 \_\_\_\_\_ } ss

*See  
attached*

On \_\_\_\_\_, before me, \_\_\_\_\_,

notary public, 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 §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 May 9, 2019

**CITY OF RIVERSIDE**

By:   
David Welch  
Real Property Services Manager  
*Community + Economic Development  
Director*

**Approved as to Form:**

By:   
Lauren M. Sanchez  
Deputy City Attorney

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

Project Jack in the Box P.U.E.  
Por. A.P.N.: 206-122-015  
Address: 1115 La Cadena Drive

That certain real property located in the City of Riverside, County of Riverside, State of California, being a portion of Parcel 2 of Record of Survey, as shown by map on file in Book 39, Page 95 of Records of Survey, Records of Riverside County, California, described as follows:

**BEGINNING** at a point on the Southwest line of said Parcel 2 distant thereon South 60°56'57" East, a distance of 4.00 feet from the most Westerly corner thereof;

Thence South 60°56'57" East, along said Southwest line, a distance of 65.00 feet;

Thence North 29°03'03" East, perpendicular to said Southwest line, a distance of 6.00 feet to a line parallel with and distant 6.00 feet Northeasterly, measured at right angles from said Southwest line;

Thence North 60°56'57" West, along said parallel line, a distance of 53.00 feet;

Thence North 29°03'03" East, perpendicular to said Southwest line, a distance of 8.00 feet to a line parallel with and distant 14.00 feet Northeasterly, measured at right angles from said Southwest line;

Thence North 60°56'57" West, along said parallel line, a distance of 12.01 feet to a line parallel with and distant 4.00 feet Southeasterly, measured at right angles from the Northwest line of said Parcel 2;

Thence South 29°00'00" West, along said parallel line, a distance of 14.00 feet to the **POINT OF BEGINNING**.

Area – 486.0 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 9/27/18 Prep.   
Curtis C. Stephens, L.S. 7519 Date



PMW 37-823  
9/12/1983 #185485 O.R.



PARCEL 1

R/S 33/95

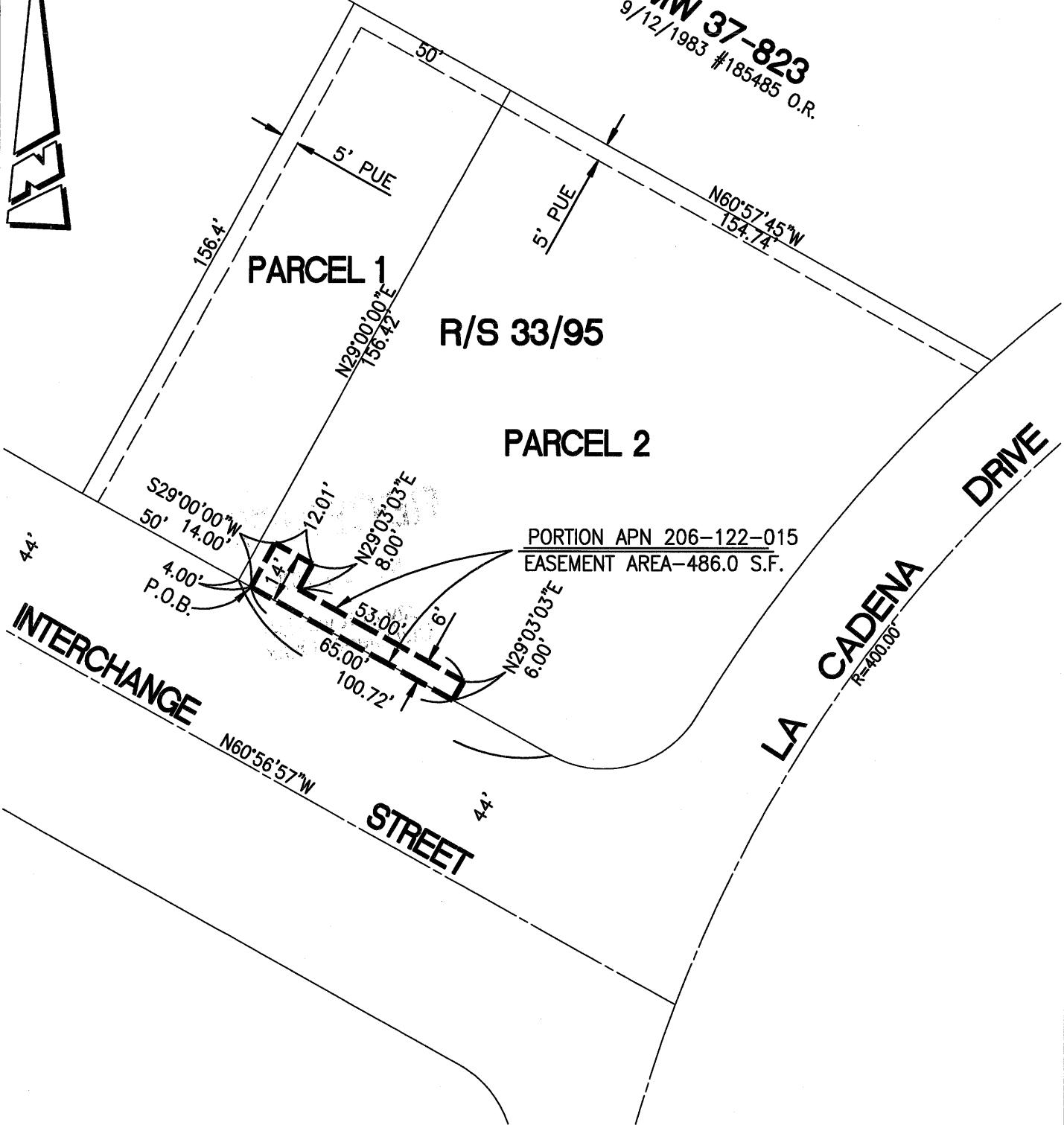
PARCEL 2

PORTION APN 206-122-015  
EASEMENT AREA-486.0 S.F.

INTERCHANGE

STREET

LA CADENA DRIVE



• 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"=40'

DRAWN BY: CURT

DATE: 9/5/18

SUBJECT: 1115 LA CADENA DR. - APN 206-122-015