

2020-0453486

09/24/2020 08:00 AM Fee: \$ 0.00

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



1032
508

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)

Project: PM 36442

Por. A.P.N. 145-260-031 & 032

FOR RECORDER'S OFFICE USE ONLY

D - 17592

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **County of Riverside, a political subdivision of the State of California**, 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 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.

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**.

Dated 3/31/2020

County of Riverside,
a political subdivision of the State of California

By: [Signature]

Print Name: Michael F. Walsh

Title: Deputy Director

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

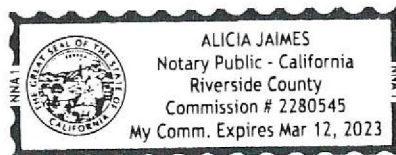
On 3/31/2020, before me, Alicia Jaimes,
notary public, personally appeared, Michael Walsh

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]
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 April 25, 2020

CITY OF RIVERSIDE

By: 
David Welch
Community & Economic
Development Director

APPROVED AS TO FORM:

BY: 
CHIEF ASSISTANT CITY ATTORNEY

**EXHIBIT A
LEGAL DESCRIPTION**

THOSE PORTIONS OF LOT "A", LOT "B" AND PARCEL 2 OF PARCEL MAP NO. 36442, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY PARCEL MAP ON FILE IN BOOK 236, PAGES 49 THROUGH 53, INCLUSIVE, OF PARCEL MAPS, RECORDS OF SAID RIVERSIDE COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A

THE NORTHEASTERLY 28.00 FEET OF THE SOUTHEASTERLY 62.00 FEET OF SAID PARCEL 2.
CONTAINING 8,842 SQUARE FEET, MORE OR LESS.

PARCEL B

COMMENCING AT THE MOST SOUTHERLY CORNER OF SAID PARCEL 2, THENCE ALONG THE WESTERLY LINE THEREOF NORTH 27°52'04" WEST 62.31 FEET TO A LINE LYING PARALLEL WITH AND DISTANT 62.00 FEET NORTHEASTERLY OF THE SOUTHEASTERLY LINE OF SAID PARCEL;
THENCE LEAVING SAID WESTERLY LINE, ALONG SAID PARALLEL LINE NORTH 56°25'31" EAST 38.42 FEET TO THE **TRUE POINT OF BEGINNING**;
THENCE LEAVING SAID PARALLEL LINE NORTH 27°52'42" WEST 84.47 FEET TO THE BEGINNING OF A 463.00 FOOT CURVE CONCAVE NORTHEASTERLY;
THENCE NORTHERLY ALONG THE ARC OF SAID CURVE 233.17 FEET THROUGH A CENTRAL ANGLE OF 28°51'15";
THENCE NORTH 00°58'33" EAST 132.29 FEET TO THE BEGINNING OF A 26.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY;
THENCE NORTHERLY, NORTHEASTERLY AND EASTERLY ALONG SAID CURVE 40.84 FEET THROUGH A CENTRAL ANGLE OF 90°00'11";
THENCE SOUTH 89°01'16" EAST 176.81 FEET TO A POINT IN THE EASTERLY LINE OF SAID PARCEL, SAID COURSE HEREINAFTER BEING REFERERED AS "COURSE A";
THENCE ALONG SAID EASTERLY LINE SOUTH 00°39'19" EAST 28.01 FEET TO A LINE LYING PARALLEL WITH AND 28.00 FEET SOUTHERLY OF THE HEREINABOVE DESCRIBED "COURSE A";
THENCE ALONG LAST SAID PARALLEL LINE NORTH 89°01'16" WEST 154.61 FEET TO THE BEGINNING OF A 21.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY;
THENCE WESTERLY, SOUTHWESTERLY AND SOUTHERLY ALONG SAID CURVE 32.99 FEET THROUGH A CENTRAL ANGLE OF 90°00'11";
THENCE SOUTH 00°58'33" WEST 109.29 FEET TO THE BEGINNING OF A 435.00 FOOT RADIUS CURVE CONCAVE NORTHEASTERLY;

THENCE SOUTHERLY AND SOUTHEASTERLY ALONG SAID CURVE 219.07 FEET THROUGH A CENTRAL ANGLE OF 28°51'15";

THENCE SOUTH 27°52'42" EAST 81.67 FEET TO SAID LINE PARALELL WITH THE SAID SOUTHEASTERLY LINE OF PARCEL 2;

THENCE ALONG SAID PARALELL LINE SOUTH 56°25'31" WEST 28.14 FEET TO THE **TRUE POINT OF BEGINNING.**

CONTAINING 17,943 SQUARE FEET, MORE OR LESS.

PARCEL C

BEGINNING AT THE INTERSECTION OF A LINE LYING PARALLEL WITH AND DISTANT 5.00 FEET SOUTHERLY OF THE CENTERLINE OF COUNTY FARM ROAD WITH A LINE LYING PARALLEL WITH AND DISTANT 15.00 FEET EASTERLY OF THE CENTERLINE OF REYNOLDS ROAD, BOTH CENTERLINES AS SHOWN ON SAID PARCEL MAP NO. 36442;

THENCE ALONG LAST SAID PARALLEL LINE, SOUTH 00°59'11" WEST 148.31 FEET;

THENCE LEAVING SAID PARALLEL LINE SOUTH 89°01'16" EAST 69.03 FEET, SAID COURSE HEREINAFTER REFERRED TO AS "COURSE B";

THENCE SOUTH 70°35'20" EAST 6.33 FEET TO THE BEGINNING OF A NON-TANGENT 26.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY, A RADIAL TO WHICH BEARS NORTH 00°58'44" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, 32.71 FEET THROUGH A CENTRAL ANGLE OF 72°04'47" TO A LINE PARALLEL WITH AND DISTANT 20.00 FEET SOUTHERLY OF THE HEREINABOVE DESCRIBED "COURSE B";

THENCE ALONG LAST SAID PARALLEL LINE NORTH 89°01'16" WEST 70.29 FEET TO A LINE LYING PARALLEL WITH AND DISTANT 5.00 FEET WESTERLY OF SAID CENTERLINE OF REYNOLDS ROAD;

THENCE ALONG LAST SAID PARALLEL LINE NORTH 00°59'11" EAST 168.30 FEET TO SAID PARALLEL LINE LYING DISTANT 5.00 FEET SOUTHERLY OF COUNTRY FARM ROAD;

THENCE ALONG LAST SAID PARALLEL LINE SOUTH 89°03'24" EAST 20.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 4,533 SQUARE FEET, MORE OR LESS.



MICHAEL JAMES KNAPTON

P.L.S.8012 Revised: 3/16/2020



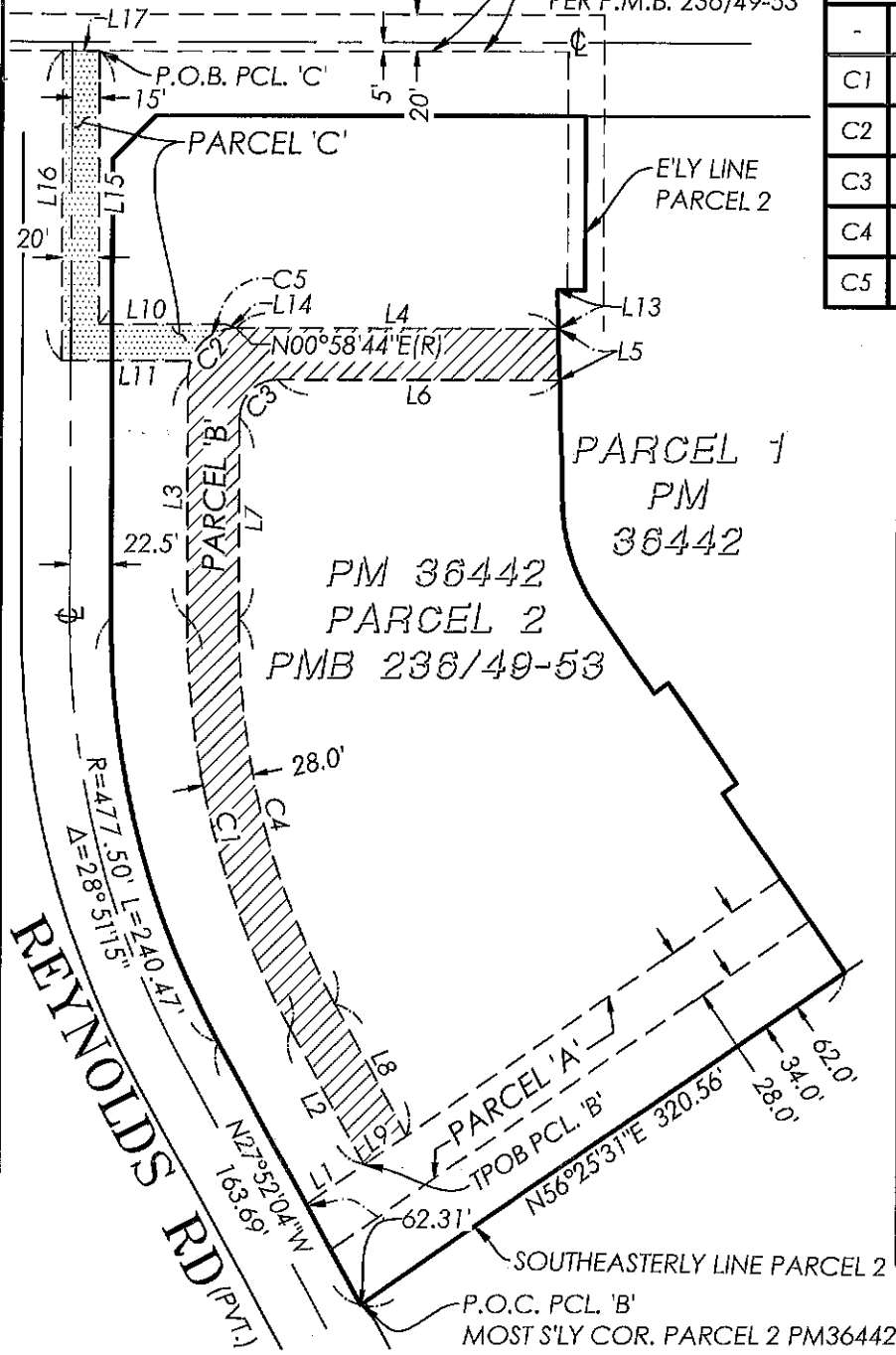
DESCRIPTION APPROVAL:

BY:  DATE: 4/7/20

FOR: CURTIS C. STEPHENS, L.S. 7519
CITY SURVEYOR

COUNTY FARM RD (PVT.)

SANITARY SEWER ESMT.
PER P.M.B. 236/49-53



-	RADIUS	LENGTH	DELTA
C1	463.00'	233.17'	$\Delta=28^{\circ}51'15''$
C2	26.00'	40.84'	$\Delta=90^{\circ}00'11''$
C3	21.00'	32.99'	$\Delta=90^{\circ}00'11''$
C4	435.00'	219.07'	$\Delta=28^{\circ}51'15''$
C5	26.00'	32.71'	$\Delta=72^{\circ}04'47''$

-	BEARING	LENGTH
L1	N56° 25' 31"E	38.42'
L2	N27° 52' 42"W	84.47'
L3	N00° 58' 33"E	132.29'
L4	S89° 01' 16"E	176.81'
L5	S00° 39' 19"E	28.01'
L6	N89° 01' 16"W	154.61'
L7	S00° 58' 33"W	109.29'
L8	S27° 52' 42"E	81.67'
L9	S56° 25' 31"W	28.14'
L10	N89° 01' 16"W	69.03'
L11	S89° 01' 16"E	70.29'
L13	S00° 39' 19"E	21.09'
L14	N70° 35' 20"W	6.33'
L15	S00° 59' 11"W	148.31'
L16	S00° 59' 11"W	168.30'
L17	S89° 03' 24"E	20.00'



CITY OF RIVERSIDE, CALIFORNIA

THIS PLAT IS SOLELY AN AID IN LOCATING THE EASEMENT DEDICATION IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 100' DRAWN BY: KPS DATE: 3/12/2020 SUBJECT: CITY SEWER EASEMENT