

When recorded mail to:

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

FREE RECORDING

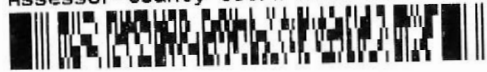
This instrument is for the benefit of the City of Riverside and is entitled to be recorded without fee (Government Code §6103)

2021-0051573

01/26/2021 03:06 PM Fee: \$ 0.00

Page 1 of 5

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



1628

FOR RECORDER'S OFFICE USE ONLY

Project: Street Improvements
APN: 218-202-035
Address: 4485 Rubidoux Avenue

D - 17601

GRANT OF EASEMENT

Alex G. Rodriguez, Jr., an unmarried man, 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.

Date: 12-17-2020

Alex G. Rodriguez, Jr.
Alex G. Rodriguez, Jr.

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

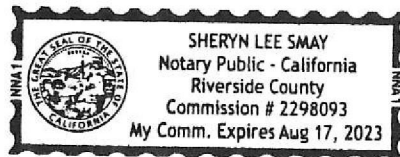
On DECEMBER 17, 2020, before me, SHERYN LEE SMAY,
notary public, personally appeared, ALEX B. RODRIGUEZ, JR.

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.

Sheryn Lee Smay
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 January 13, 2021

CITY OF RIVERSIDE

By: 

David Welch
Community & Economic
Development Director

EXHIBIT "A"
LEGAL DESCRIPTION

Project: Street Improvements
APN: 218-202-035
Address: 4485 Rubidoux Avenue

That certain real property located in the City of Riverside, County of Riverside, State of California, being a portion of Lot 5 of Record of Survey as shown by map on file in Book 8, Page 36 of Records of Survey, Records of Riverside County, California, described as follows:

BEGINNING at the most Westerly corner of said Lot 5;

Thence Southeasterly, along the Southwesterly line of said Lot 5, a distance of 50.00 feet to the most Southerly corner thereof;

Thence Northeasterly, along the Southeasterly line of said Lot 5, a distance of 8.50 feet to a line parallel with and distant 25.00 feet Northeasterly, measured at right angles from the centerline of Rubidoux Avenue as shown on said Record of Survey;

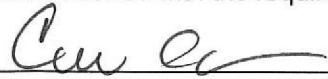

Thence Northwesterly, along said parallel line a distance of 30.90 feet;

Thence Northwesterly, leaving said parallel line, a distance of 27.66 feet to a point on the Northwesterly line of said Lot 5, distant thereon 28.50 feet Northeasterly of the most Westerly corner thereof;

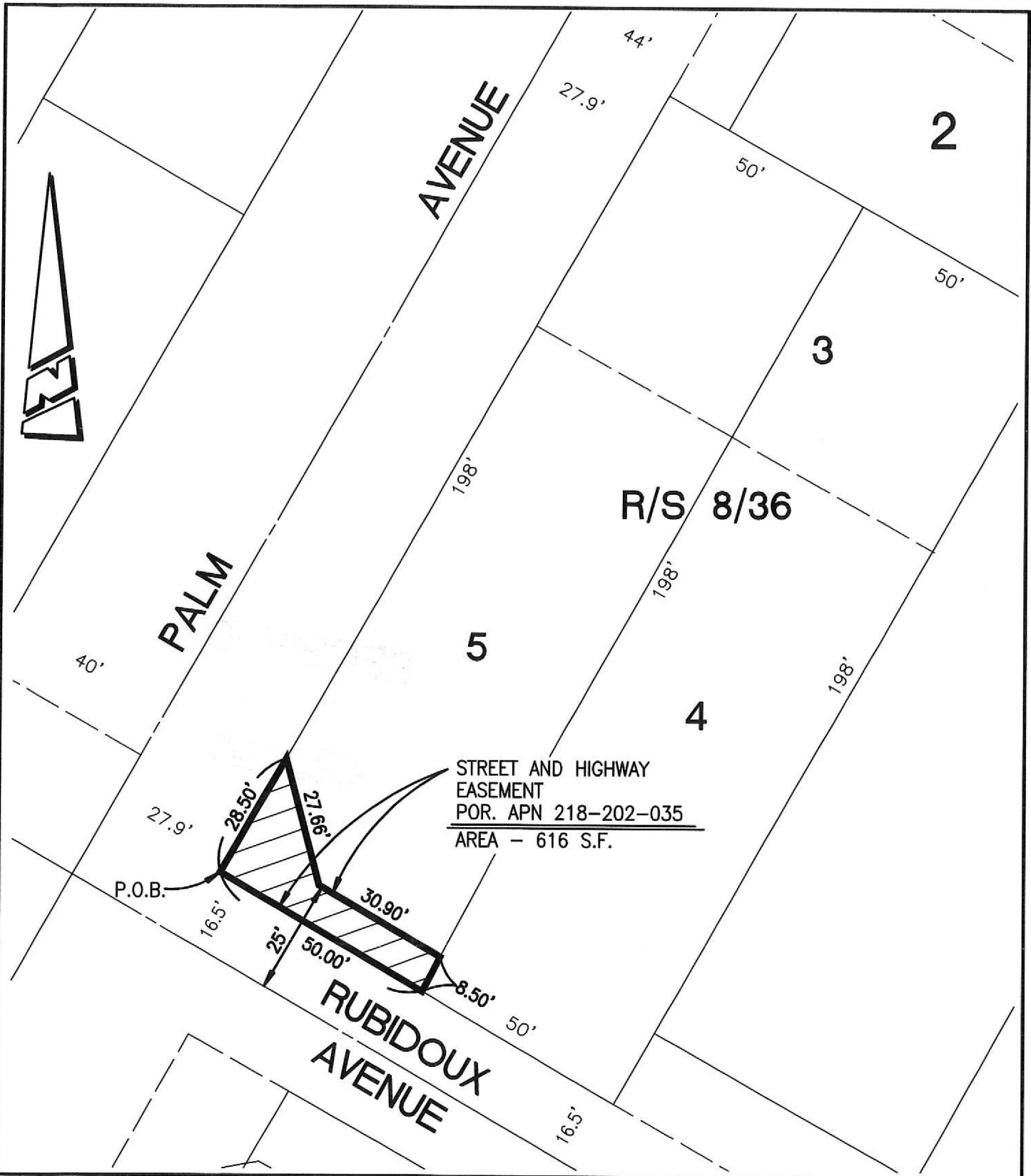
Thence Southwesterly, along said Northwesterly line, a distance of 28.50 feet to the **POINT OF BEGINNING**.

Area – 616 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.

 12/14/20 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: 12/14/20

SUBJECT: 4485 RUBIDOUX AVENUE - APN 218-202-035