

When recorded mail to:

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

**2015-0220645**

05/27/2015 03:26 PM Fee: \$ 0.00

Page 1 of 6

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



**FREE RECORDING**

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

|      |      |      |        |      |     |        |           |      |         |
|------|------|------|--------|------|-----|--------|-----------|------|---------|
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FOR RECORDER'S OFFICE USE ONLY




Project: P14-0721  
Por. APN: 143-080-012  
Address:

D - 17173

**GRANT OF EASEMENT**

Jose Ramon Pereda, 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: 5-1-15

  
\_\_\_\_\_  
Jose Ramon Pereda

**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

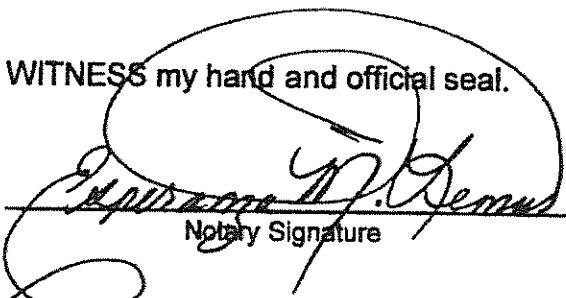
County of Riverside } ss

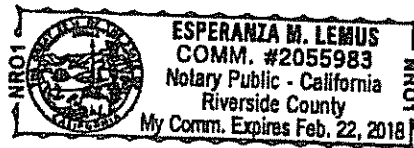
On May 01, 2015, before me, Esperanza M. Lemus Notary Public,  
notary public, personally appeared, Jose Ramon Pereda

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 19, 2015

**CITY OF RIVERSIDE**

By:   
David Welch  
Real Property Services Manager

**APPROVED AS TO FORM  
CITY ATTORNEY'S OFFICE**

BY   
Deputy City Attorney

**EXHIBIT "A"**

Por. APN: 143-080-012  
Public Street & Highway Esmt.

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

That portion of Lot "JJ" of Tract No. 2 of La Sierra Heights as shown by map on file in Book 7 of Maps at Page 66 thereof, Records of Riverside County, California vacated by Resolution of the Board of Supervisors of Riverside County, recorded August 16, 1949, in Book 42, Page 321 et seq., Official Records of Riverside County California, described as follows:

**COMMENCING** at the most Northerly corner of Lot 47 of El Rincon as shown by map on file in Book 11 of Maps at Pages 85 and 86 thereof, Records of Riverside County, California;

Thence S.34°20'00"E. along the Northeasterly line of said Lot 47, a distance of 79.07 feet to the most Northerly corner of that certain parcel of land described in Grant Deed to Robert H. Forney, et ux., by document recorded February 25, 1964, in Book 3619, Page 250 et seq., Official Records of Riverside County, California;

Thence N.55°40'00"E. at right angle to the centerline of Mobley Avenue as shown on said El Rincon, a distance of 7.00 feet to a line parallel with and 33.00 feet Southwesterly, measured at right angles from the centerline of said Mobley Avenue, being the **POINT OF BEGINNING** of the parcel of land to be described;

Thence continuing N.55°40'00"E., a distance of 3.00 feet to a line parallel with and 30.00 feet Southwesterly, measured at right angles from the centerline of said Mobley Avenue;

Thence N.34°20'00"W. along said parallel line, a distance of 99.03 feet to the Northeasterly prolongation of the Southeasterly line of that certain parcel of land described in Grant Deed to Ramiro Alaniz, et ux., by document recorded September 1, 2006 as Document No. 2006-0650456, Official Records of Riverside County, California;

Thence S.55°40'00"W. along said Northeasterly prolongation, a distance of 3.00 feet to a line parallel with and 33.00 feet Southwesterly, measured at right angles from the centerline of said Mobley Avenue;

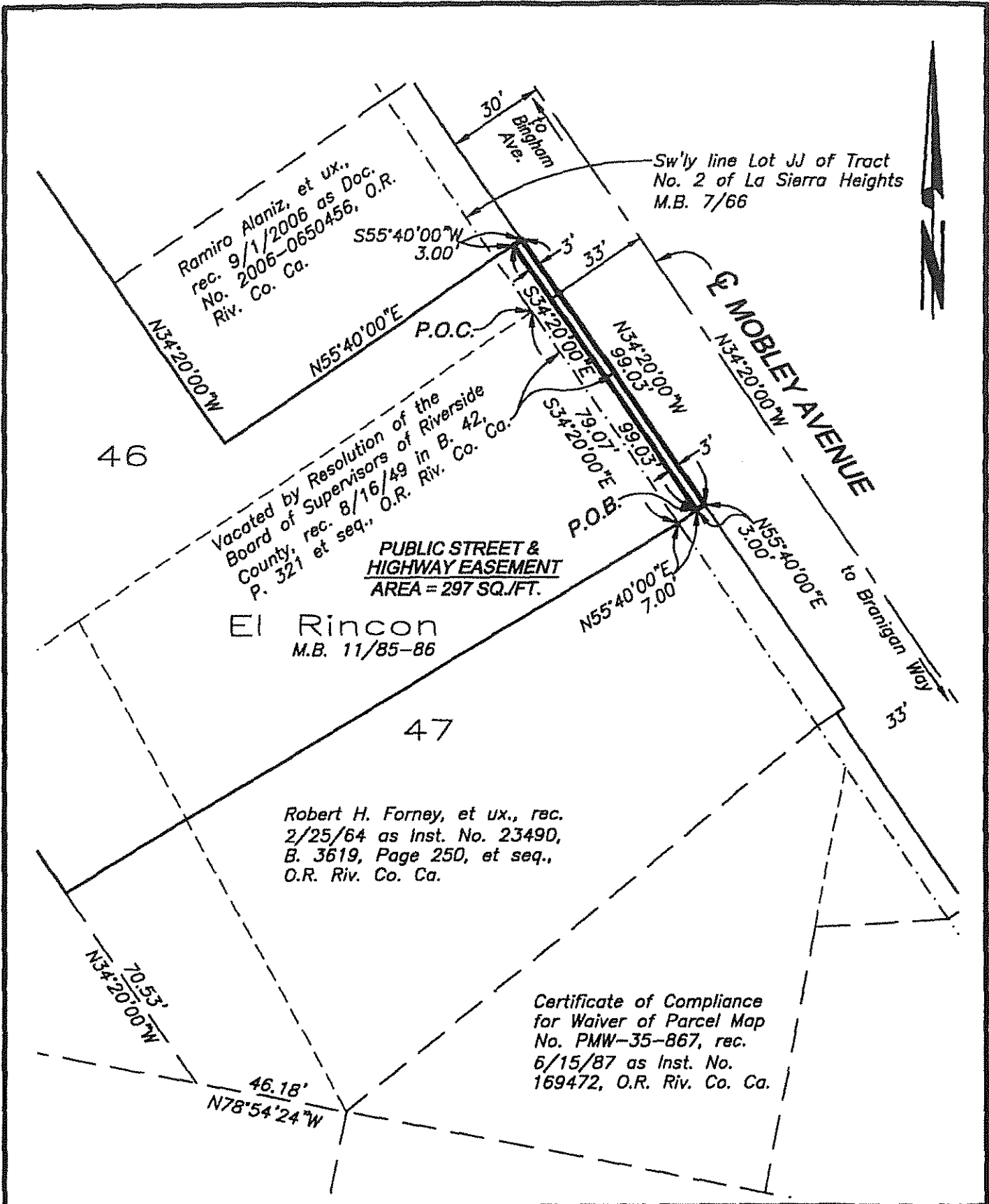
Thence S.34°20'00"E. along said parallel line, a distance of 99.03 feet to the **POINT OF BEGINNING**.

The above described parcel of land contains 297 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*      *11/21/15*      Prep. *E.V.*  
Curtis C. Stephens, L.S. 7519      Date





● CITY OF RIVERSIDE, CALIFORNIA ● D-17173

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: EV

DATE: 4/20/15

SUBJECT: P14-0721 - RW ESMT.