

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)

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Received by: LISA #580

FOR RECORDER'S OFFICE USE ONLY

Project: Riverside Transmission Reliability Project
APN: 145-220-021 (Overhead Portion)

D- 17270

9305527
TRA: 15-069

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, TRUST A AND B OF THE SCARPINO FAMILY TRUST dated December 12, 1977, as Grantors, 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 the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of *electric energy distribution and transmission facilities, and telecommunication facilities*, together with all necessary appurtenances, over and along that certain real property described in EXHIBIT "A" and depicted in EXHIBIT "B" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Further, within the easement area, Grantors shall not erect, place, construct, nor permit to be erected, placed or constructed any structures or modifications to existing structures above the finished maximum height of 30 feet from the ground. This height restriction is made supplemental to existing City of Riverside building code regarding setbacks and permanent future construction or additions to existing structures, and is hereby imposed in said easement.

TOGETHER WITH the right to clear and keep clear said easement and right-of-way from any structures or trees, except for those structures existing as of the date of recordation of this easement, to enter upon and to pass and repass over and along said real property by Grantee, its 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 transmission facilities and telecommunication facilities*.

Date: 1-13-2016

TRUST A OF THE SCARPINO FAMILY
TRUST dated December 12, 1977

By: Antoinette I. Sechrest
Antoinette I. Sechrest, Co-Trustee

By: Louis Scarpino
Louis Scarpino, Co-Trustee

TRUST B OF THE SCARPINO FAMILY
TRUST dated December 12, 1977

By: Antoinette I. Sechrest
Antoinette I. Sechrest, Co-Trustee

By: Louis Scarpino
Louis Scarpino, Co-Trustee

*Antoinette I. Sechrest & Louis Scarpino, Co-Trustees of the

"The conveyance transfers realty to an exempt governmental agency.

Scarpino Family Trust
APN: 145-220-021 (Portion)

**CERTIFICATE OF ACCEPTANCE
(Government Code Section §21027)**

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: Jan. 21, 2016

CITY OF RIVERSIDE

By: 

David Welch
Real Property Services Manager

APPROVED AS TO FORM

By: 

Supervising Deputy City Attorney

EXHIBIT "A"

Public Utility Easement (Overhead)
POR. A.P.N. 145-220-021

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

That portion of Lot 1 in Block 3 of Tract No.3 of La Sierra Heights, as shown by map on file in Book 8, Page 27 of Maps, records of said Riverside County, and that portion of Parcel 3 of Record of Survey, filed in Book 37, Page 80 of Record of Surveys, records of said Riverside County, described as follows:

COMMENCING at the most southerly corner of said Parcel 3;

THENCE North $57^{\circ}49'42''$ East along the southeasterly line of said Parcel 3, a distance of 22.01 feet to line that is parallel with and distant 22.00 feet northeasterly, as measured at right angles, from the southwesterly line of said Parcel 3, the POINT OF BEGINNING;

THENCE North $34^{\circ}16'31''$ West, along said parallel line, a distance of 34.02 feet;

THENCE South $57^{\circ}49'42''$ West, a distance of 15.17 feet to the southwesterly boundary of that parcel of land described in Ordinance No. 4477 of the City Council of the City of Riverside, by document recorded November 15, 1977, as Instrument No. 227666 of Official Records of said Riverside County, said point being the beginning of a non-tangent curve with a radius of 695.00 feet, concaving northeasterly and having a radial line that bears South $60^{\circ}54'16''$ West;


THENCE along said curve to the left, an arc length of 34.02 feet through a central angle of $2^{\circ}48'16''$ to the southeasterly line of said Parcel 3;

D47270

THENCE North 57° 49' 42" East, along said southwesterly line, a distance of 17.41 feet to the POINT OF BEGINNING;

Containing 0.01 Acres or 559 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.


Richard F. Wenglikowski, L.S. 4904 12/7/14 Date



DESCRIPTION APPROVAL:

BY:  12/23/2014 DATE

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

EXHIBIT "B"

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.



SCALE: 1" = 50'

LA SIERRA HEIGHTS
TRACT NO. 3
M.B. 8/27

PARCEL 1 BLOCK 3
POR. LOT 1

R/S - 37/80

TO HOLE AVE
33'



PORTION OF GRANT DEED
TO THE CITY OF RIVERSIDE
INST. #66072 O.R.
JULY 28, 1967
VACATED BY ORDINANCE
NO. 4477, INST. #227666 O.R.
NOV. 15, 1977

GRANT DEED TO THE
COUNTY OF RIVERSIDE
INST. #108735 O.R.
NOV. 26, 1962

C-1
L=34.02'
R=695.00'
Δ 02°48'16"

L-1
N57°49'42"E - 15.17'

L-2
S60°54'16"W(R)

L-2 (R)

POB
C-1
POC
4.60'

TYLER ST
S34°16'31"E

Richard F. Wenglikowski PLS Carey, ID 208-720-5692	CITY OF RIVERSIDE PUBLIC UTILITY PUBLIC UTILITY EASEMENT PROJECT: 69KV RTRP PROJECT	SHEET NO. 1 of 1
DATE 11/24/14		DRAWING NO. CB-65S-1A

D-17270