

2016-0471979

10/26/2016 04:30 PM Fee: \$ 0.00

Page 1 of 6

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



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)

155					R	A	Exam: 648			
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC	
6										
SIZE	NCOR	SMF	NCHG T:			NCHG CC				

FOR RECORDER'S OFFICE USE ONLY

Project: PM 34707
POR. A.P.N. 263-060-041
Address: 7295 San Geronio

D - 17312

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, IPT ALESSANDRO DC LP, a Delaware limited partnership, 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 IRRIGATION LINE 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 IRRIGATION LINE FACILITIES.

Dated Oct. 4th, 2016

IPT Alessandro DC LP, a Delaware limited partnership
By: IPT Alessandro DC GP LLC, a Delaware limited liability company, its general partner
By: IPT Real Estate Holdco LLC, a Delaware limited liability company, its sole member
By: Industrial Property Operating Partnership LP, a Delaware limited partnership, its sole member
By: Industrial Property Turst Inc., a Maryland corporation, its general partner

By: J.R. Wetzel
Print Name: J.R. Wetzel
Title: Managing Director

By: _____
Print Name: _____
Title: _____

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 Orange } ss

On October 4 2016, before me, Teresa D. Lewis, Notary Public,
notary public, personally appeared, J.R. Wetzel

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.

Teresa D. Lewis
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 October 21, 2016

CITY OF RIVERSIDE

By: 
David Welch
Real Property Services Manager

APN 263-080-041 IRRIGATION ESMT 1


APPROVED AS TO FORM:
BY: 
CHIEF ASSISTANT CITY ATTORNEY

EXHIBIT "A"
IRRIGATION LINE EASEMENT
TO THE CITY OF RIVERSIDE
LEGAL DESCRIPTION

THAT PORTION OF PARCEL 3 OF PARCEL MAP NO. 34707, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 237 PAGES 9 THROUGH 12, INCLUSIVE, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING WITHIN A STRIP OF LAND, 5.00 FEET IN WIDTH, THE CENTERLINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY LINE OF SAID PARCEL 3, SAID POINT BEING DISTANT NORTHERLY 163.83 FEET MEASURED ALONG SAID EASTERLY LINE FROM THE SOUTHEAST CORNER OF SAID PARCEL 3;

THENCE NORTH 90° 00' 00" WEST, 18.54 FEET;

THENCE SOUTH 00° 00' 00" EAST, 76.83 FEET;

THENCE NORTH 90° 00' 00" WEST, 74.34 FEET;

THENCE SOUTH 00° 00' 00" EAST, 82.50 FEET;

THENCE NORTH 90° 00' 00" WEST, 612.66 FEET;

THENCE NORTH 00° 00' 00" EAST, 27.13 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 6.50 FEET;

THENCE NORTHERLY ALONG SAID TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 41° 52' 06", AN ARC LENGTH OF 4.75 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 40.50 FEET;

THENCE NORTHERLY ALONG SAID REVERSE CURVE, THROUGH A CENTRAL ANGLE OF 41° 52' 06", AN ARC LENGTH OF 29.59 FEET, A RADIAL LINE TO THE BEGINNING OF SAID REVERSE CURVE BEARS SOUTH 48° 07' 54" WEST;

THENCE NORTH 00° 00' 00" EAST, 21.43 FEET;

THENCE NORTH 90° 00' 00" WEST, 18.00 FEET;

THENCE NORTH 00° 00' 00" EAST, 57.00 FEET;

THENCE NORTH 90° 00' 00" EAST, 18.00 FEET;

THENCE NORTH 00° 00' 00" EAST, 18.00 FEET;

THENCE NORTH 45° 00' 00" WEST, 4.72 FEET;

THENCE NORTH 00° 00' 00" EAST, 467.42 FEET;

THENCE NORTH 90° 00' 00" WEST, 9.22 FEET;

THENCE NORTH 00° 00' 00" EAST, 871.15 FEET;

THENCE NORTH 84° 18' 48" WEST, 10.48 FEET;

THENCE NORTH 00° 00' 00" EAST, 42.26 FEET;

THENCE NORTH 45° 00' 00" EAST, 26.50 FEET;

THENCE SOUTH 45° 00' 00" EAST, 27.27 FEET;


THENCE NORTH 20° 32' 34" EAST 41.49 FEET;

THENCE SOUTH 69° 28' 17" EAST 46.05 FEET TO THE **END POINT** OF CENTERLINE OF SAID STRIP.

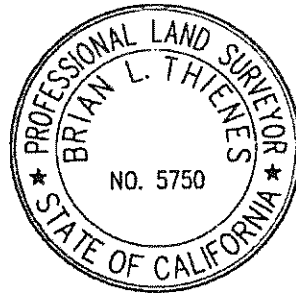
THE SIDELINES OF SAID STRIP OF LAND 5.00 FEET IN WIDTH SHALL BE PROLONGED OR SHORTENED TO TERMINATE EASTERLY IN SAID EASTERLY LINE.

CONTAINING: 13,019 SQUARE FEET OR 0.299 ACRES MORE OR LESS.


PREPARED UNDER THE DIRECTION OF:


BRIAN L. THIENES
P.L.S. No. 5750
REG. EXP. 12/31/17

10/7/16
DATE



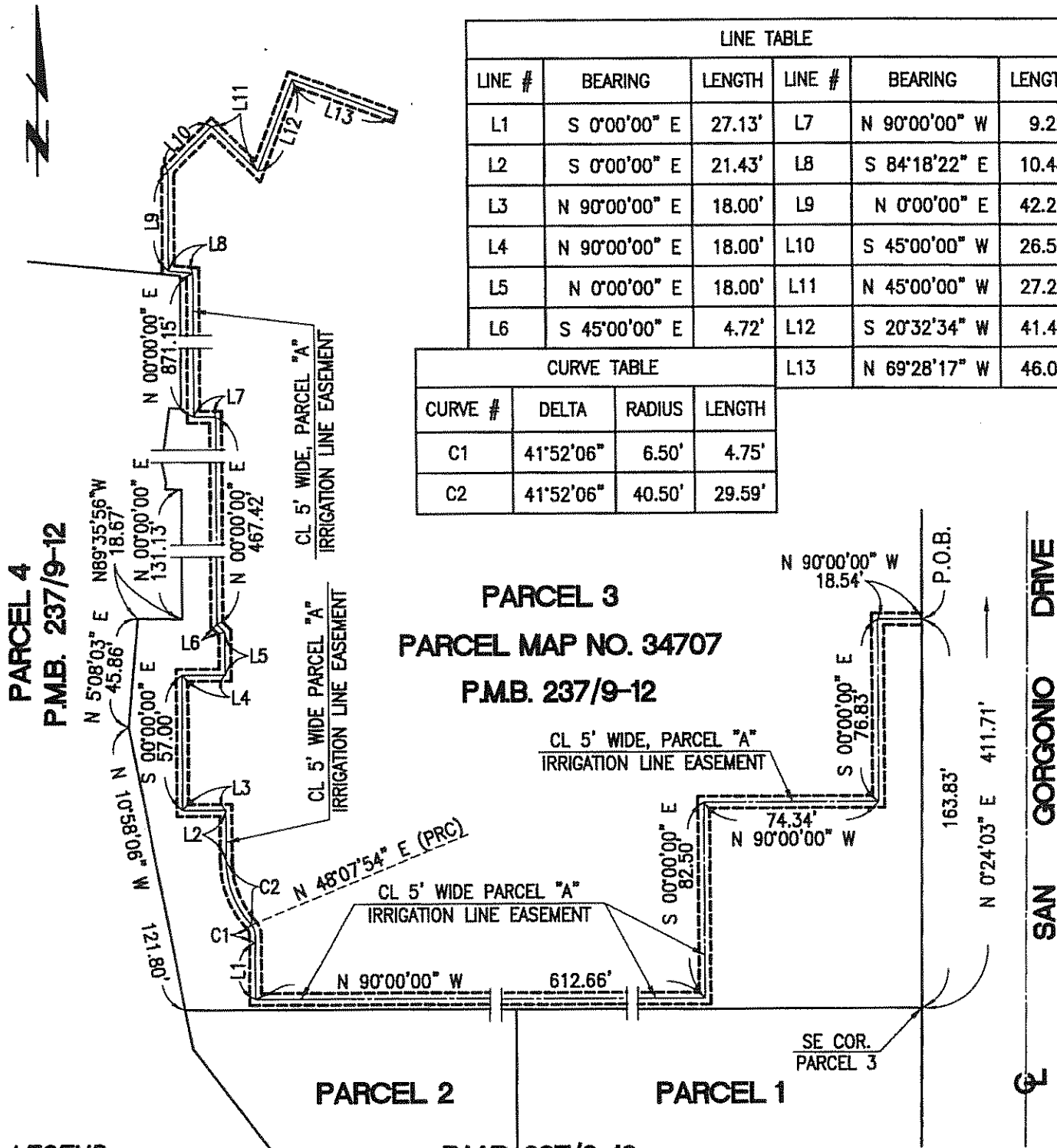
DESCRIPTION APPROVAL:

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

10/18/16
DATE

LINE TABLE					
LINE #	BEARING	LENGTH	LINE #	BEARING	LENGTH
L1	S 0°00'00" E	27.13'	L7	N 90°00'00" W	9.22'
L2	S 0°00'00" E	21.43'	L8	S 84°18'22" E	10.48'
L3	N 90°00'00" E	18.00'	L9	N 0°00'00" E	42.26'
L4	N 90°00'00" E	18.00'	L10	S 45°00'00" W	26.50'
L5	N 0°00'00" E	18.00'	L11	N 45°00'00" W	27.27'
L6	S 45°00'00" E	4.72'	L12	S 20°32'34" W	41.49'
			L13	N 69°28'17" W	46.05'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	41°52'06"	6.50'	4.75'
C2	41°52'06"	40.50'	29.59'



PARCEL 3
PARCEL MAP NO. 34707
P.M.B. 237/9-12

PARCEL 4
P.M.B. 237/9-12

PARCEL 2

PARCEL 1

SAN GORGONIO DRIVE

LEGEND:

INDICATES IRRIGATION LINE
EASEMENT TO THE CITY OF
RIVERSIDE.
CONTAINS: 13,019 SQ. FT. ±
0.299 AC.

P.M.B. 237/9-12

SURVEYOR:

PREPARED UNDER THE DIRECTION OF:

[Signature]
BRIAN L. THIENES
P.L.S. NO. 5750
REG. EXP. DEC. 31, 2017

Last Update: 9/7/16
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Thienes Engineering, Inc.
CIVIL ENGINEERING • LAND SURVEYING
14349 FIRESTONE BOULEVARD
LA MIRADA, CALIFORNIA 90638
PH.(714)521-4811 FAX(714)521-4173



D-17342