

2016-0471980

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

Page 1 of 6

Recorded in Official Records  
County of Riverside  
Peter Aldana  
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			
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FOR RECORDER'S OFFICE USE ONLY

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

D - 17313

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 16<sup>th</sup> 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. 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

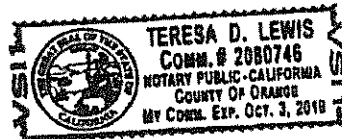
On October 4, 2016, before me, Teresa D. Lewis, Notary Public,  
notary public, personally appeared, J.R. Wetzel

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 263-060-041 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 AT PAGES 9 THROUGH 12, INCLUSIVE, OF PARCEL MAPS IN THE OFFICE OF THE 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 173.83 FEET MEASURED ALONG SAID EASTERLY LINE FROM THE SOUTHEAST CORNER OF SAID PARCEL 3;

THENCE NORTH 90° 00' 00" WEST, 18.71 FEET;

THENCE NORTH 00° 00' 00" EAST, 257.52 FEET;

THENCE NORTH 23° 07' 43" WEST, 10.43 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 28.50 FEET;

THENCE NORTHERLY ALONG SAID TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 23° 07' 43", AN ARC LENGTH OF 11.50 FEET;

THENCE NORTH 00° 00' 00" EAST, 47.99 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 13.50 FEET;

THENCE NORTHEASTERLY ALONG SAID TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC LENGTH OF 21.21 FEET;

THENCE NORTH 90° 00' 00" EAST, 21.00 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 27.50 FEET;

THENCE NORTHEASTERLY ALONG SAID TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC LENGTH OF 43.20 FEET;

THENCE NORTH 00° 00' 00" EAST, 768.00 FEET;

THENCE NORTH 45° 00' 00" EAST, 17.97 FEET TO A LINE THAT IS PARALLEL WITH AND DISTANT WESTERLY 3.16 FEET MEASURED AT RIGHT ANGLES FROM THAT CERTAIN COURSE IN THE EASTERLY LINE OF SAID PARCEL 3, SAID CERTAIN COURSE SHOWN ON SAID MAP AS HAVING A BEARING OF NORTH 00° 24' 03" EAST AND A DISTANCE OF 1074.06 FEET;

THENCE NORTHERLY ALONG SAID PARALLEL LINE NORTH 00° 24' 03" EAST 162.63 FEET TO THAT CERTAIN COURSE IN THE NORTHERLY LINE OF SAID PARCEL 3, SAID CERTAIN COURSE SHOWN ON SAID MAP AS HAVING A BEARING OF NORTH 49° 13' 37" WEST AND A DISTANCE OF 177.98 FEET, BEING THE TERMINATION OF SAID CENTERLINE DESCRIPTION.


THE SIDELINES OF SAID STRIP OF LAND 5.00 FEET IN WIDTH SHALL BE PROLONGED OR SHORTENED TO TERMINATE EASTERLY IN SAID EASTERLY LINE AND PROLONGED OR SHORTENED TO TERMINATE NORTHERLY IN SAID COURSE HAVING A BEARING OF NORTH 49° 13' 37" WEST AND A DISTANCE OF 177.98 FEET IN SAID NORTHERLY LINE.

D-17343

**CONTAINING:** 6,914 SQUARE FEET OR 0.159 ACRES MORE OR LESS.

**SUBJECT TO:** COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS AND RIGHTS-OF-WAY, IF ANY.

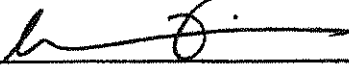
PREPARED UNDER THE DIRECTION OF:

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

10/7/10  
\_\_\_\_\_  
DATE



DESCRIPTION APPROVAL:

BY:   
\_\_\_\_\_  
10/18/10  
DATE

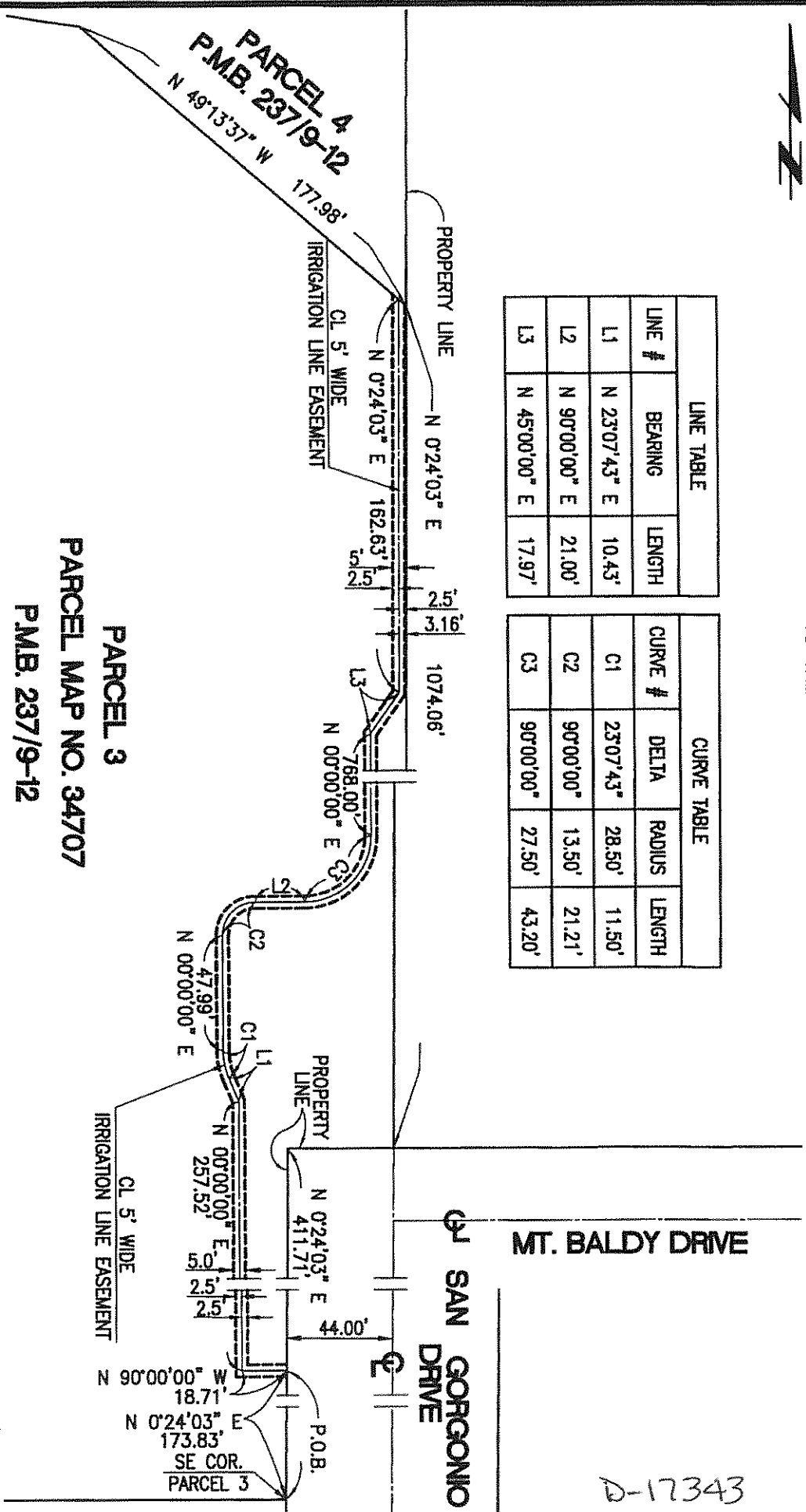
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR

SCALE: 1" = 60'

IRRIGATION LINE EASEMENT  
TO THE CITY OF RIVERSIDE

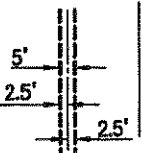
SHEET 1 OF 1

LINE TABLE			CURVE TABLE			
LINE #	BEARING	LENGTH	CURVE #	DELTA	RADIUS	LENGTH
L1	N 23°07'43" E	10.43'	C1	23°07'43"	28.50'	11.50'
L2	N 90°00'00" E	21.00'	C2	90°00'00"	13.50'	21.21'
L3	N 45°00'00" E	17.97'	C3	90°00'00"	27.50'	43.20'



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

**LEGEND:**



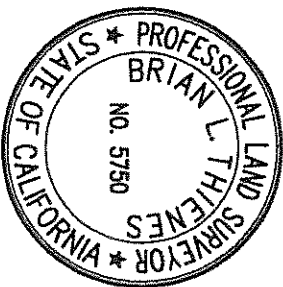
INDICATES IRRIGATION LINE EASEMENT  
TO THE CITY OF RIVERSIDE  
CONTAINS: 6,914 SQ. FT. ±  
0.159 AC.

**SURVEYOR:**

PREPARED UNDER THE DIRECTION OF:

*[Signature]*  
DATE 10/7/16

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



**Thienes Engineering, Inc.**  
CIVIL ENGINEERING • LAND SURVEYING  
14349 FIRESTONE BOULEVARD  
LA MIRADA, CALIFORNIA 90638  
PH: (714) 521-4811 FAX: (714) 521-4173

Last Update: 9/7/16  
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