

2016-0500828

11/09/2016 10:29 AM Fee: \$ 0.00

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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 §8103)

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0	1								
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FOR RECORDER'S OFFICE USE ONLY

Project: PM 34631
APN: 141-240-039 & 043
Address: 12033 Knoeffler Drive

D- 17350

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Family Realty Developments LLC, a California limited liability company 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 BLANKET ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES, together with all necessary appurtenances, in, under, upon, over and along that certain real property 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 **BLANKET ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES.**

Said **BLANKET ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES** shall only be constructed in areas outside of existing building footprints, or approved building footprints shown on a plot plan and any subsequent alterations or modifications thereto as approved by the Grantee. Grantor, their successors and assigns agree that all costs associated with the modification or alteration of any constructed **BLANKET ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES** shall be borne by Grantor.

Dated 10/27/16

**Family Realty Developments LLC,
a California limited liability company**

By: 

By: 

Print Name: HENRY SZU

Print Name: HENRY SZU

Title: president

Title: President

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 Los Angeles } ss

On October 27, 2016, before me, LINH BOI VUONG,

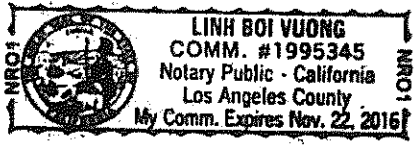
notary public, personally appeared, HENRY YEE SZU

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.

Linh Boi Vuong
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 March 31, 2016

CITY OF RIVERSIDE

By: 

David Welch
Real Property Services Manager

APPROVED AS TO FORM:

BY: 

CHIEF ASSISTANT CITY ATTORNEY

EXHIBIT "A"

PARCEL 1 OF CITY OF RIVERSIDE CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT NO. LL-001-001, RECORDED FEBRUARY 22, 2006 AS DOCUMENT NO. 2006-00127205, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

SDH & ASSOCIATES, INC.
PREPARED UNDER THE SUPERVISION OF:

Chester F. Ralston
CHESTER F. RALSTON LS 5174

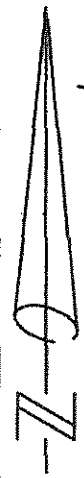
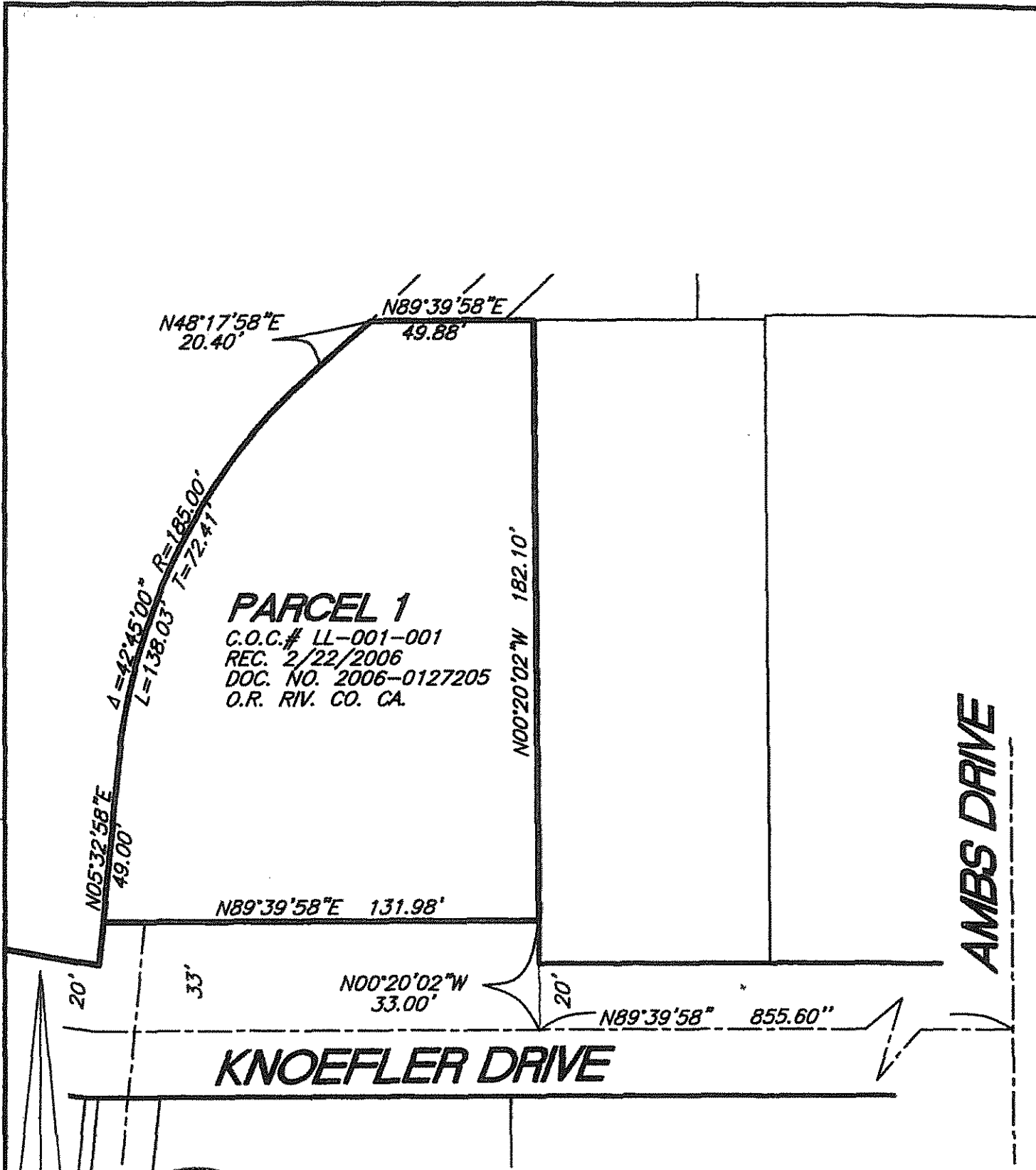
DATE: Nov. 10, 2015



DESCRIPTION APPROVAL:

BY: [Signature] 2/19/16
DATE

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



1"=40'

PREPARED BY:
Chester F. Ralston
 DATE: 11-10-15
 CHESTER F. RALSTON LS 5174

PREPARED BY:

 SDH AND ASSOCIATES INC.
 5225 CANYON CREST DRIVE 71439
 Riverside, California 92507
 TEL: (951) 683-3691 FAX (951) 788-2314

CITY OF RIVERSIDE
 D-17350

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