

Commonwealth Land Title Company  
When recorded mail to:

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

DOC # 2017-0007545  
01/06/2017 11:39 AM Fees: \$0.00  
Page 1 of 6  
Recorded in Official Records  
County of Riverside  
Peter Aldana  
Assessor-County Clerk-Recorder

\*\*This document was electronically submitted  
to the County of Riverside for recording\*\*  
Received by: MARIA #309

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

FOR RECORDER'S OFFICE USE ONLY

Project: Riverside Transmission Reliability Project  
APN: 155-290-050 (Portion)

D- 17359

TRA: 009-170  
9305139  
TTX: \$0.00

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, DONALD COOPER, as Grantor, grants 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, in, under, upon, 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.

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 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: 12-30-16

DONALD COOPER

By: Donald Cooper  
Donald Cooper

# ALL PURPOSE 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 }SS  
County of San Bernardino }SS

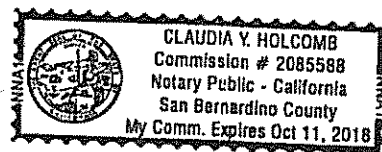
On 12/30/2016 before me, Claudia Y. Holcomb, Notary Public  
(here insert name and title of the officer)  
personally appeared, Donald Cooper

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 is true and correct.

WITNESS my hand and official seal

Signature 



(SEAL)

D-17359

Donald Cooper  
APN: 155-290-050 (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: January 6, 2017

CITY OF RIVERSIDE

By: 

David Welch

Real Property Services Manager

APPROVED AS TO FORM

By: 

Supervising Deputy City Attorney

## EXHIBIT "A"

Public Utility Easement  
POR. A.P.N. 155-290-050

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

That portion of Lot 23 of Bixmill Tract as shown by map on file in Book 16 Pages 28 through 30, of Maps, records of said County, and being that portion of Parcel 2 of those certain parcels of land described in Certificate of Compliance for lot line adjustment by document recorded December 26, 1990, as instrument No. 463595 of Official Records of said Riverside County, described as follows:

**BEGINNING** at the southeasterly corner of said Parcel 2;

Thence North 89°30'00" West along the southerly line of said Parcel 2, a distance of 210.39 feet to the southwesterly corner of said Parcel 2;

Thence North 2°57' 15" East along the westerly line of said Parcel 2, a distance of 7.01 feet, to a line parallel with and distant of 7.00 feet northerly as measured at right angles from said southerly line of said Parcel 2;

Thence South 89°30'00" East along said parallel line a distance of 170.07 feet, to a point in a line parallel with and distant of 40.00 feet westerly measured at right angles from the easterly line of said Parcel 2;

Thence North 0°20'00" East along last mentioned parallel line, a distance of 23.00 feet to a point in a line parallel with and distant of 30.00 feet northerly as measured at right angles from said southerly line of said Parcel 2;

Thence South 89°30'00" East along said last mentioned parallel line, a distance of 10.00 feet to a point being in a line parallel with and distant 30.00 feet westerly as measured at right angles from said easterly line of said Parcel 2;

Thence South 0°20'00" West along said last mentioned parallel line, a distance of 23.00 feet to a point in said line parallel with and distant of 7.00 feet northerly as measured at right angles from said southerly line of said Parcel 2;

Thence South 89°30'00" East , along said last mentioned parallel line a distance of 30.00 feet to said easterly line of said Parcel 2;

Thence South 0°20'00" West along said easterly line of said Parcel 2, a distance of 7.00 feet to the **POINT OF BEGINNING.**

Containing 0.04 Acres or 1702 square feet more or less.

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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      8/16/14      Date



DESCRIPTION APPROVAL:

BY:   
9/15/14      DATE

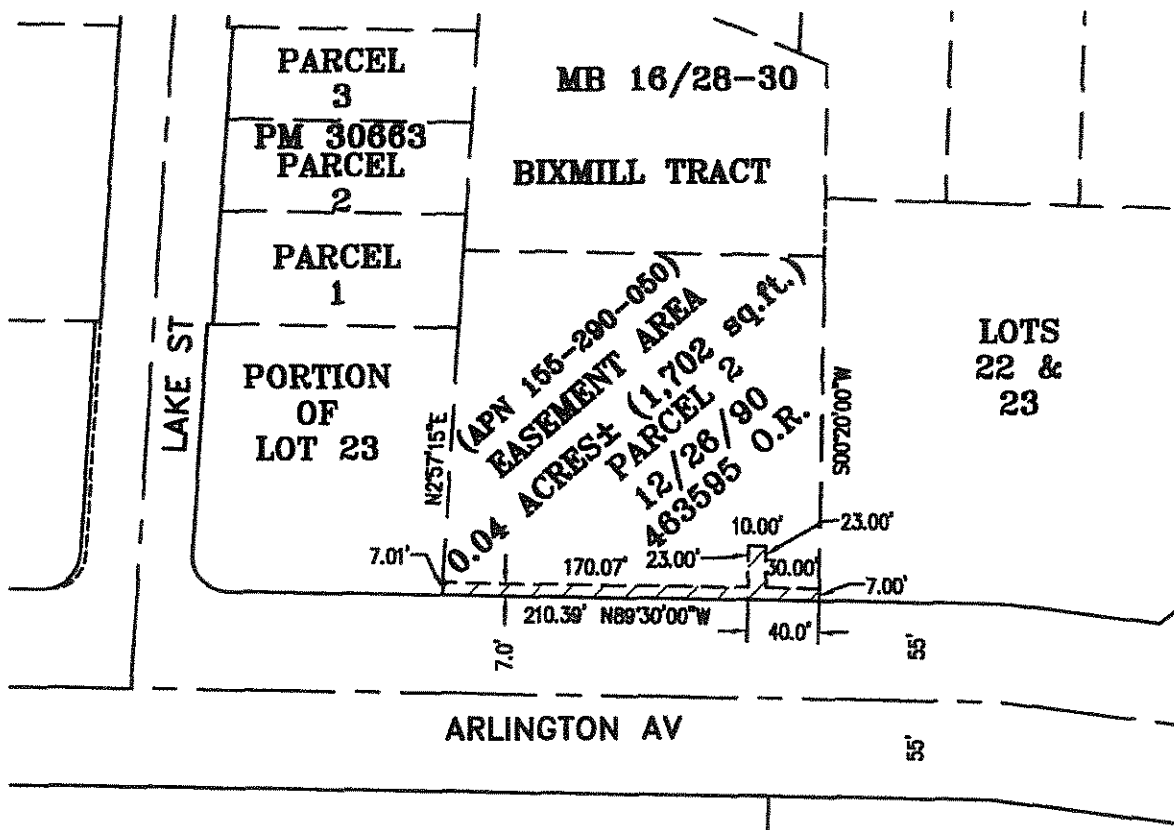
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR

# 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" = 100'



NOTE: ALL DIMENSIONS SHOWN HEREON ARE BASED ON RECORD DATA OR CALCULATED FROM RECORD DATA.

Richard F. Wenglikowski PLS  
Carey ID  
208-720-5692

DATE  
03/06/13

CITY OF RIVERSIDE PUBLIC UTILITY  
PUBLIC UTILITY EASEMENT

PROJECT: 69KV RTRP PROJECT

SHEET NO.  
1 of 1

DRAWING NO.  
CB-50N-4

D-17359