

When recorded mail to:

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

**This document was electronically submitted
to the County of Riverside for recording**
Received by: CLAUDIA #061

FREE RECORDING

This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code §8103)

FOR RECORDER'S OFFICE USE ONLY

Project: Riverside Transmission Reliability Project
APN: 147-060-020 (Portion)

D- 17386

9305300
TAA: 009-175


EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, HUGO VEJAR AND IMELDA VEJAR, 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, 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: 12-06-17

HUGO VEJAR
By: 
Hugo Vejar

IMELDA VEJAR
By: 
Imelda Vejar

Hugo and Imelda Vejar
APN: 147-060-020 (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: Dec. 15, 2014

CITY OF RIVERSIDE

By: 
David Welch
Real Property Services Manager

APPROVED AS TO FORM

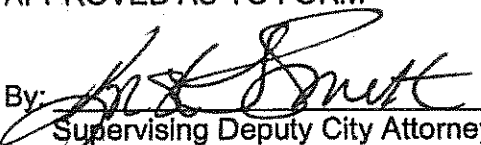
By: 
Supervising Deputy City Attorney

EXHIBIT "A"

Public Utility Easement
POR. A.P.N. 147-060-020

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

The easterly 15.00 feet of Lot 6 in Block 16 of La Granada, as shown by map on file in Book 12, Pages 42 through 51 of Maps, Records of Riverside County, California;

EXCEPTING THEREFROM that portion lying within the northwesterly 160.00 feet of said Lot 6, said northwesterly 160.00 feet being measured along the northeasterly line of said Lot 6 and the southeasterly line of said northwesterly 160.00 feet of Lot 6 being parallel with the northwesterly line of said Lot 6;

ALSO EXCEPTING THEREFROM that portion of Lot 6, described as follows:

COMMENCING at the most northerly corner of said Lot 6;

THENCE South 29°17'29" East, along the northeasterly line of said Lot 6, a distance of 160.00 feet to the most northerly corner of that certain parcel of land described in deed to Clifford Walter Holmes, et ux., by Grant Deed recorded May 4, 1956, as Instrument No. 31885 of Official Records of said Riverside County, and the POINT OF BEGINNING of the parcel of land being described;

THENCE South 76°52'39" West, parallel with the northerly line of said Lot 6 and along the northwesterly line of said parcel of land described in said Grant Deed, a distance of 138.94 feet to the northeasterly line of the southwesterly 80.00 feet of said Lot 6; said southwesterly 80.00 feet being measured at right angles to the southwesterly line of said Lot 6;

THENCE South 26°51'42" East, along said line parallel with the southwesterly line of Lot 6, a distance of 72.06 feet to the southeasterly line of said parcel of land described in said Grant Deed;

THENCE North 76°52'39" East, along said southeasterly line, a distance of 142.12 feet to the most easterly corner of said parcel of land described in said Grant Deed; said corner also being in the northeasterly line of said Lot 6;

THENCE North 29°17'29" West, along said northeasterly line of Lot 6, a distance of 72.88 feet to the POINT OF BEGINNING.

Containing 0.046 Acres or 2,014 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 1/22/14
Date



DESCRIPTION APPROVAL:

BY:  2/25/2014
DATE

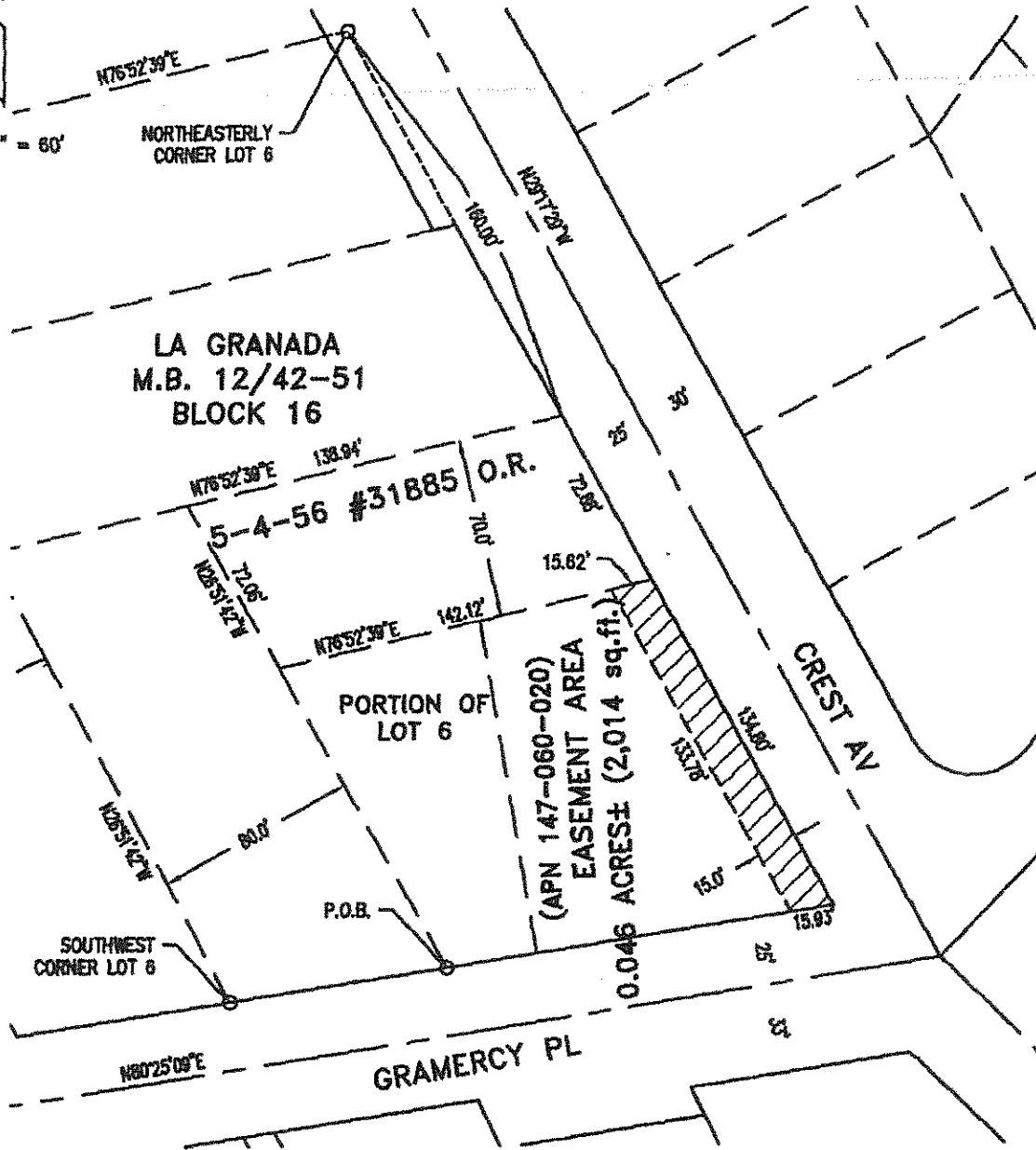
FOR: CURTIS C. STEPHENS, L.S. 7519
CITY SURVEYOR

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" = 60'



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

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

CITY OF RIVERSIDE PUBLIC UTILITY
PUBLIC UTILITY EASEMENT

SHEET NO.
1 of 1

DATE
04/24/13

PROJECT: 69KV RTRP PROJECT

DRAWING NO.
CB-64N-3

D-17386

Please record and return to:
JPMorgan Chase Bank, N.A
201 N. Central
Phoenix, AZ 85004

Consent of Lien Holder

JPMorgan Chase Bank, N.A. ("Lien Holder"), of a certain Mortgage/Deed of Trust, dated February 6, 2007 recorded as Document Number 2007-0112585, at the Official Records of Riverside County, State of California hereby consents to the Easement Deed by Hugo Vejar and Imelda Vejar, Mortgagors, to the City of Riverside, a California Charter city and municipal corporation and joins in the execution hereof solely as Lien Holder and hereby does agree that in the event of the foreclosure of said mortgage, or other sale of said property described in said mortgage under judicial or non-judicial proceedings, the same shall be sold subject to said Easement.

SIGNED AND EXECUTED this 1st day of DECEMBER, 2014

JPMorgan Chase Bank, N.A

By: Michael Samuels

Name: Michael Samuels

Its: Vice President

State of ARIZONA
County of MARICOPA

On DECEMBER 1, 2014 before me, Taiwan N. Smith, a Notary Public in and For said State, personally appeared MICHAEL SAMUELS, VICE PRESIDENT OF JPMORGAN CHASE BANK, N.A.

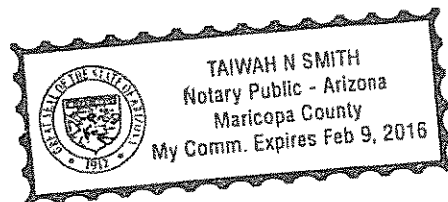
Who proved to me the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), 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 Arizona that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Signature Taiwan N. Smith

(Notary Seal)



D-17386