

When recorded mail to:

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

**2017-0123457**

03/28/2017 01:49 PM Fee: \$ 0.00

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



**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: 380		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
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SIZE	NCOR	SMF	NCHGT:		N/A				

FOR RECORDER'S OFFICE USE ONLY

10

Project: Building Permit 16-6164  
Por. APN: 147-110-008  
Address: 10196 Gramercy Place

**D - 17396**

**GRANT OF EASEMENT**

**Fernando Gutierrez and Maria Teresa Gutierrez, husband and wife as joint tenants, as Grantor(s), FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby 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 public street and highway purposes, together with all rights to construct and maintain the same, as well as pedestrian walkway facilities, manufactured slopes, utilities, including but not limited to electric energy distribution, transmission and telecommunications facilities, waterline distribution and transmission facilities, sanitary sewers, storm drains, traffic signals and related electrical facilities, gas line facilities, and other improvements consistent with the use as a public street and highway, 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.**

Dated 3/13/17

Fernando Gutierrez  
Fernando Gutierrez

Maria Teresa Gutierrez  
Maria Teresa Gutierrez

**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 Riverside } <sup>ss</sup>

On 3-13-17, before me, Adrian Magana,

notary public, personally appeared, Fernando Gutierrez and

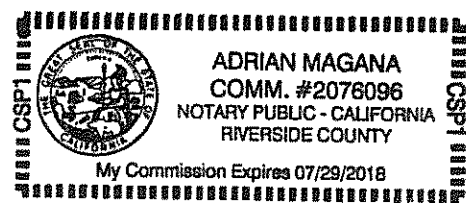
Maria Teresa Gutierrez - - -

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.

Adrian Magana  
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 24, 2017

**CITY OF RIVERSIDE**

By:   
\_\_\_\_\_  
David Welch  
Real Property Services Manager

**APPROVED AS TO FORM:**

BY:   
\_\_\_\_\_  
**CHIEF ASSISTANT CITY ATTORNEY**

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Project: Building Permit 16-6164  
Por. A.P.N.: 147-110-008  
Address: 10196 Gramercy Place

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

The Northerly 19.00 feet of Lot 1 in Block 15 of La Granada, as shown by map on file in Book 12, Pages 41 to 52 of Maps, Records of Riverside County California, lying within the following described parcel:

**BEGINNING** at a point on the Northerly line of said Lot 1 which bears North 80°25'09" East, a distance of 488.96 feet from the Northwest corner thereof;

Thence South 15°32'45" East, a distance of 395.65 feet;



Thence North 66°0' East, a distance of 92.5 feet;

Thence North 13°23'45" West, a distance of 371.30 feet to a point on the Northerly line of said Lot 1;

Thence South 80°25'09" West, along said Northerly line, a distance of 106 feet to the **POINT OF BEGINNING**.

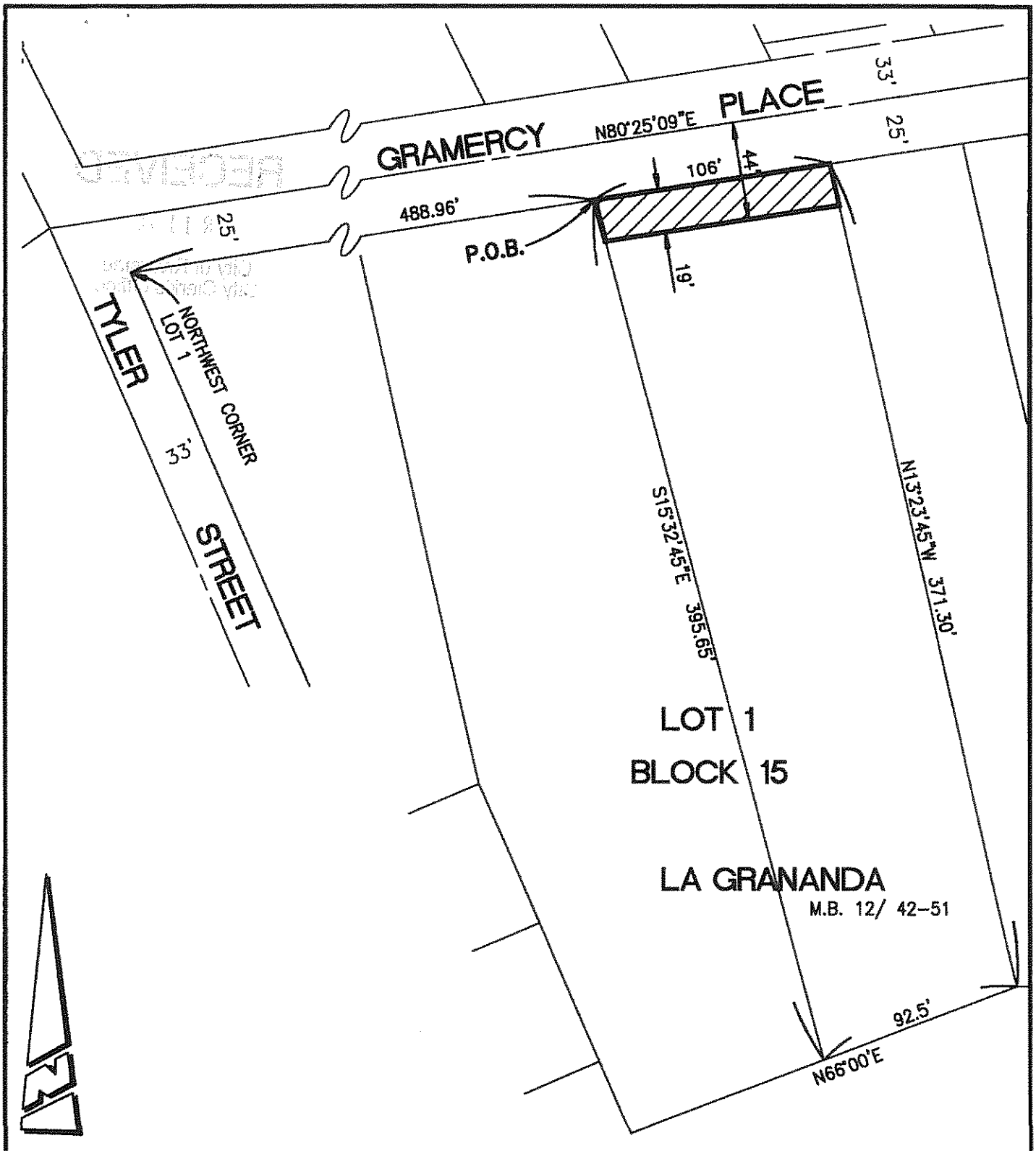
Area – 2007 S.F. more or less

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 2/24/17 Prep.   
Curtis C. Stephens, L.S. 7519                      Date



D-17396



• CITY OF RIVERSIDE, CALIFORNIA •

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.

SHEET 1 OF 1

SCALE: 1"=60'

DRAWN BY: CURT

DATE: 2/23/17

SUBJECT: 10196 GRAMERCY PLACE - APN 147-110-008

D-17396