

When recorded mail to:

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

2017-0326314

08/09/2017 08:53 AM Fee: \$ 0.00

Page 1 of 7

Recorded in Official Records
County of Riverside
Peter Aidana
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: 110		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adti Pg	Cert	CC
7									
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FOR RECORDER'S OFFICE USE ONLY

Project: P17-0298
POR. APN: 245-040-007
Address: 1525 Heather Lane

D - 17426

GRANT OF EASEMENT

Gerald A. Buck, Trustee of the Gerald A. Buck Revocable Trust Agreement dated May 14, 2004, a fifty (50%) percent undivided interest and Leona M. Buck, Trustee of the Leona M. Buck Revocable Trust Agreement dated May 14, 2004, a fifty (50%) percent undivided interest, as tenants in common 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

July 26, 2017

Gerald A. Buck, Trustee of the Gerald A. Buck Revocable Trust Agreement dated May 14, 2004



Gerald A. Buck, Trustee

Dated

July 26, 2017

Leona M. Buck, Trustee of the Leona M. Buck Revocable Trust Agreement dated May 14, 2004



Leona M. Buck, Trustee

ACKNOWLEDGMENT

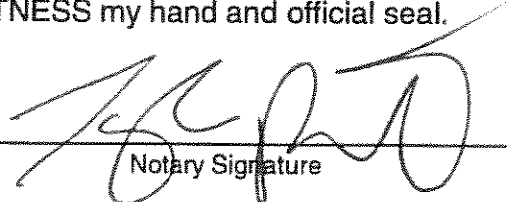
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

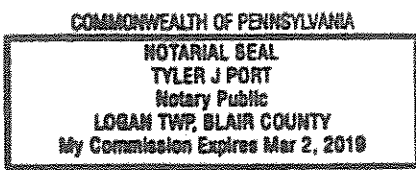
State of ~~California~~ PA
County of Blair } ss

On 26 July 2017, before me, Tyler Port,
notary public, personally appeared, Gerald A Burk, Leona M Bock

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.

Notary Signature



D-17426

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 PA
County of Blair } ss

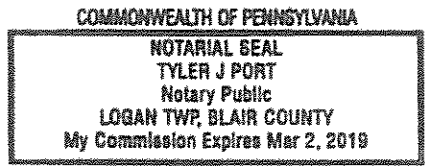
On 26 July 17, before me, Tyler J Port,
notary public, personally appeared, Leona M Buck, Gerald A Buck

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.

Tyler J Port
Notary Signature



D-17426

**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 August 9, 2017

CITY OF RIVERSIDE

By: 
David Welch
Real Property Services Manager

APPROVED AS TO FORM:
BY: 
CHIEF ASSISTANT CITY ATTORNEY

D-17426

EXHIBIT "A"
LEGAL DESCRIPTION
GRANT OF EASEMENT


THAT PORTION OF LOT 11 OF DUFFERIN HEIGHTS AS SHOWN BY MAP ON FILE IN BOOK 12 PAGE 7, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

THE NORTHWESTERLY 13.00 FEET OF PARCEL 1 AND PARCEL 2 OF RECORD OF SURVEY FILED IN BOOK 20 OF RECORDS OF SURVEY AT PAGE 77, RECORDS OF RIVERSIDE COUNTY CALIFORNIA, WHICH LIES NORTHEASTERLY AND EASTERLY OF THAT CERTAIN GRANT OF EASEMENT CONVEYED TO THE CITY OF RIVERSIDE BY DOCUMENT RECORDED NOVEMBER 22, 2013 AS DOCUMENT NO. 2013-0551399, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

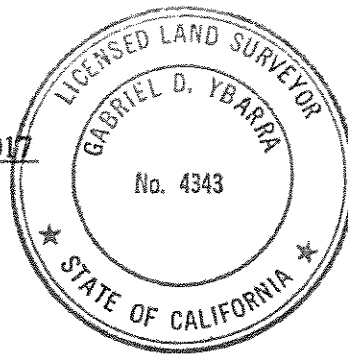
SAID NORTHWESTERLY 13.00 FEET ADJOINS THE SOUTHEASTERLY LINE OF LOT "C" OF SAID DUFFERIN HEIGHTS AND IS TO BE MEASURED SOUTHEASTERLY OF AND AT A RIGHT ANGLE TO OR RADIAL TO SAID LINE.

THE ABOVE DESCRIBED PARCEL CONTAINS 883 SQUARE FEET, MORE OR LESS


PREPARED UNDER THE SUPERVISION OF:



GABRIEL D. YBARRA 7/13/2017
L.S. 4343 DATE
REG. EXP. 06-30-18



DESCRIPTION APPROVAL:

BY:  _____ 7/24/17
DATE

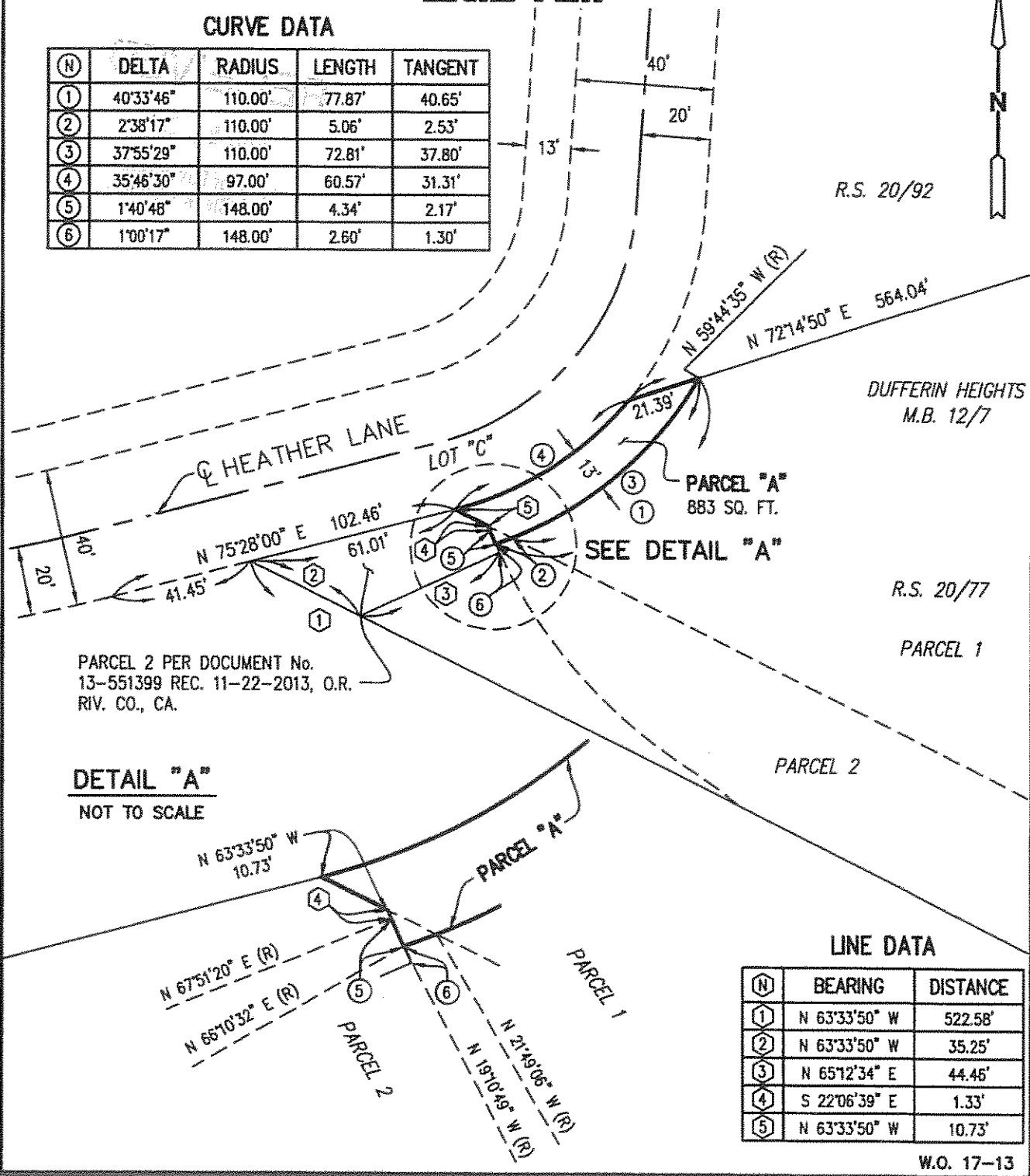
FOR: CURTIS C. STEPHENS, L.S. 7519
CITY SURVEYOR

D-17426

LEGAL PLAT

CURVE DATA

(N)	DELTA	RADIUS	LENGTH	TANGENT
①	40°33'46"	110.00'	77.87'	40.65'
②	2°38'17"	110.00'	5.06'	2.53'
③	37°55'29"	110.00'	72.81'	37.80'
④	35°46'30"	97.00'	60.57'	31.31'
⑤	1°40'48"	148.00'	4.34'	2.17'
⑥	1°00'17"	148.00'	2.60'	1.30'



PARCEL 2 PER DOCUMENT No. 13-551399 REC. 11-22-2013, O.R. RIV. CO., CA.

DETAIL "A"

NOT TO SCALE

LINE DATA

(N)	BEARING	DISTANCE
①	N 63°33'50" W	522.58'
②	N 63°33'50" W	35.25'
③	N 65°12'34" E	44.45'
④	S 22°06'39" E	1.33'
⑤	N 63°33'50" W	10.73'

W.O. 17-13

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	LL-P17-0298
SCALE: 1" = 40'	DRAWN BY:	DATE: 4/17/17	SUBJECT: RIGHT-WAY DEDICATION OF PORTIONS OF PARCEL 1 AND PARCEL 2 PER R.S. 20/77.

D-17426