

2733 588

This Document
APPROVED AS TO FORM

LAS-205,
EL NO. 1922-2
PROPOSED REROUTING OF
33 & 4 K.V. POWER LINE,
First Street to
Palmyrita Avenue.

RECORDED Jul 18, 1960
BOOK 2733 PAGE 588
OFFICIAL RECORDS, RIV CO.
INSTRUMENT NO. 63549

Justin M. McBeckley, Jr.
City Attorney
Riverside, California

EASEMENT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, WE, GLEN W. CAMPBELL AND EVELYN A. CAMPBELL, hereinafter called "Grantors", grant and convey to CITY OF RIVERSIDE, a municipal corporation of the State of California, its successors and assigns, hereinafter called "Grantee", a perpetual easement and right of way for the construction, reconstruction, maintenance, operation, enlarging, improving, removing, repairing and renewing an electric transmission line upon and by means of poles, and/or other structures, wires, cables, including ground wires and communication circuits with necessary and convenient foundation, guy wire and anchors, insulators and cross arms placed on said structures and other appurtenances connected therewith convenient and necessary for the construction, maintenance, operation, regulation, control and grounding of electric transmission lines for the purpose of transmitting, distributing, regulating, using and controlling electric energy, together with the right to clear and keep clear said easement and the real property affected thereby, free from explosives, buildings, structures, trees, brush and inflammable materials, for the protection from fire and other hazards; in, on, over and across that real property situated in the County of Riverside, State of California, described as follows:

All that portion of the Northwest quarter of Section 24, Township 2 South, Range 5 West, San Bernardino Base and Meridian, as shown by United States Government Survey, particularly described as follows:

Commencing at a point on the Easterly line of La Cadena Drive at its intersection with the Southerly right of way line of the Southern Pacific Railroad; thence Easterly along the Southerly line of said Southern Pacific Railroad right of way, on a curve to the left, having a radius of 2115.3 feet, through an angle of 07° 48', an arc length of 287.97 feet, to a point on the Westerly right of way line of the Atcheson, Topeka and Santa Fe Railroad. The initial radial line bears North 27° 36' East; thence South 44° 29' West,

along the Westerly right of way line of the said Atchison, Topeka and Santa Fe Railroad, 297.32 feet to the true point of beginning of this description; thence continuing South 44° 29' West, 53.80 feet; thence South 58° 12' West, along the Westerly right of way line of the Union Pacific Railroad, 320.00 feet; thence North 61° 00' West 12.00 feet, more or less, to a line that is parallel with and 10.00 feet Northwesterly, measured at right angles, from said Westerly right of way line of Union Pacific Railroad; thence North 58° 12' East along said parallel line 280 feet, more or less, to the intersection of a line that is parallel with and 20.00 feet Northwesterly, measured at right angles, from the Westerly right of way line of said Atchison, Topeka and Santa Fe Railroad; thence North 44° 29' East along said last mentioned parallel line 83.00 feet, more or less, to the intersection of a line that bears North 61° 00' West from the true point of beginning; thence South 61° 00' East 21.00 feet, more or less, to the true point of beginning.

Grantee shall have the right to install and to use gates in any fences which are now or may be hereafter constructed on said lands of the Grantors, for the purpose of permitting convenient entry to said right of way strip. Any gates which are installed by Grantee on said lands shall be locked with Grantee's locks, and also, if the Grantors so desire, may be locked with the Grantors' locks, in such a manner that either can lock or unlock the gates. Any gates which are installed and locked by the Grantors and used by the Grantee shall be locked also by the Grantee's locks so that either can lock or unlock the gates.

The Grantors grant to the Grantee, its successors and assigns, the right to trim or top and to keep trimmed and topped any and all trees on the lands of the Grantors adjacent to said right of way strip for a distance of 15 feet from the exterior lines of the right of way strip, to such heights as in the judgment of the Grantee, its successors or assigns, shall be reasonably necessary for the proper construction, operation and maintenance of said electric transmission lines, but at no point outside the right of way strip to a height less than 20 feet.

The Grantors, their heirs, successors or assigns, shall have the right

(Individual)

STATE OF CALIFORNIA

COUNTY OF Riverside

On June 28, 1960 before me, the undersigned, a Notary Public in and for said County and State, personally appeared

Glen W. Campbell and Evelyn A. Campbell

known to me of the person whose name is subscribed to the within instrument and acknowledged that they executed the same.

Witness my hand and official seal

Edward W. Pape
Notary Public in and for said County and State

my comm. expires 12-17-62

aid easement is granted for any 10' interfere or conflict with the right

at has been executed this 28 day

Glen W. Campbell

Evelyn A. Campbell

3751

STAPLE HERE