

STATE OF CALIFORNIA  
DEPARTMENT OF PUBLIC WORKS  
**DIVISION OF HIGHWAYS**  
DISTRICT VIII  
P. O. BOX 231  
SAN BERNARDINO, CALIFORNIA

October 31, 1960

RECEIVED  
NOV 2 1960  
CITY OF RIVERSIDE  
L I G H T  
W A T E R

PLEASE REFER TO  
FILE No.

VIII-SBd-43-F  
VIII-8096  
-D-8075-A,B,C

City of Riverside Public Utilities  
3854 Mulberry Street  
Riverside, California

Attn: Mr. Everett C. Ross  
Public Utilities Director

Gentlemen:

Transmitted herewith is Director's Deed No. D-8075-A,B,C which conveys to the City of Riverside certain easements which the State of California acquired in condemnation action through the Indian Knoll and Dairy Farm (Cooley Ranch), which easements were required for the relocation of your City's 42-inch water main to permit construction on Road VIII-SBd-43-F, between the Riverside County line and junction with Route 26 southerly of the City of San Bernardino.

It is requested that this Deed be accepted on behalf of the City and will you then return said Deed to this office for recordation, after which the Deed will be returned to the City for its permanent filing.

Our letter of July 14, 1960 and our further correspondence of September 12, 1960 relates in part to a Joint Use Agreement No. 8096-A&B and to Consent to Common Use Agreement No. 8096-C which we transmitted to the City for execution in connection with joint and common use of highway right of way on the above-mentioned road.

We will also appreciate the return of these Agreements executed on behalf of the City in order that we may continue to process this transaction to completion.

Very truly yours,

C. V. KANE  
District Engineer

By

*Ralph C. Wright*  
Ralph C. Wright  
Right of Way Clearance Agent

Att.  
(By Cert. Mail)

3863

RECORDING REQUESTED BY

Division of Highways

When Recorded ~~Mail/To/~~

Return to Division of Hwys.  
Will Call Box

DIRECTOR'S DEED

VIII-SBd-43-F  
VIII-D-8075-A,B,C

KNOW ALL MEN BY THESE PRESENTS:

That the STATE OF CALIFORNIA, acting by and through its Director of Public Works, does hereby remise, release and quitclaim unto the CITY OF RIVERSIDE, a municipal corporation, an easement for water pipeline purposes over and across all that certain real property situate, lying and being in the County of San Bernardino, State of California, described as follows, to-wit:

That portion of Lot 3, Block 87 of RANCHO SAN BERNARDINO, as shown by Map on file in Book 7 of Maps, page 2, Records of said San Bernardino County, described as follows:

BEGINNING on the West line of Mt. Vernon Avenue (formerly Loma Avenue) 40 feet wide as it now exists, distant along said West line South 0° 26' 12" East 340.51 feet from its intersection with the South line of Washington Avenue, 82.5 feet wide as it now exists; thence South 89° 33' 48" West 30.00 feet; thence South 0° 26' 12" East 30.00 feet; thence along a tangent curve concave Northwesterly with a radius of 320 feet, through an angle of 48° 38' 33", a distance of 271.67 feet; thence South 48° 12' 21" West 435.03 feet; thence South 40° 29' 00" East 30.01 feet; thence Course "A" North 48° 12' 21" East 435.72 feet; thence Course "B" along a tangent curve concave Northwesterly with a radius of 350 feet; through an angle of 48° 38' 33", a distance of 297.14 feet to said West line of Mt. Vernon

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Avenue; thence along said West line North 0° 26' 12"  
West 30.00 feet to the POINT OF BEGINNING.

Containing 0.52 of an acre, more or less.

AND ALSO that portion of Lot 3, Block 64 of RANCHO SAN  
BERNARDINO, described as follows:

BEGINNING at the Southeast corner of that certain strip  
of land in the Southwest portion of said Lot 3, Block 64,  
as conveyed to said County of San Bernardino for highway  
purposes by Deed recorded June 29, 1932 in Book 328,  
page 1 of Official Records of said County; thence Course "C"  
along said North line of Washington Avenue, North 89° 24' 39"  
East 314.38 feet; thence North 0° 35' 21" West 30.00 feet;  
thence South 89° 24' 39" West 393.62 feet to the North-  
easterly line of said strip of land as conveyed to the County  
of San Bernardino for highway purposes; thence along said  
Northeasterly line, being a nontangent curve concave North-  
easterly with a radius of 370 feet from a tangent bearing  
South 63° 16' 34" East, through an angle of 13° 08' 52",  
a distance of 84.90 feet to the POINT OF BEGINNING.

Containing 0.25 of an acre, more or less.

EXCEPTING AND RESERVING unto the State of California any and  
all rights of ingress to or egress from the land herein con-  
veyed over and across the courses hereinbefore designated  
as Courses "A," "B," and "C."

It is the purpose of the foregoing exception and reservation  
to provide that no easement of access shall attach or be  
appurtenant to the property hereby conveyed, by reason of  
the fact that the same abuts upon a public way and upon a  
State highway, with access only to the State highway being  
restricted.

Subject to special assessments if any, restrictions,  
reservations, and easements of record.

AND BE IT FURTHER KNOWN:

FIRST, the Director of Public Works has heretofore found and  
determined and does hereby find and determine, that the said lands  
were acquired for State highway purposes and are no longer necessary,  
and are not now being used for highway uses or purposes;

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SECOND, that this conveyance is executed pursuant to the authority vested in the Director of Public Works by law and, in particular, by the Streets and Highways Code.

WITNESS the hand of the Director of Public Works, and the seal of the Department of Public Works of the State of California, this 28<sup>th</sup> day of July, 1960.

STATE OF CALIFORNIA  
DEPARTMENT OF PUBLIC WORKS

ROBERT B. BRADFORD  
Director of Public Works

*Russell J. Cooney*  
RUSSELL J. COONEY  
Deputy Director (Management)

APPROVED AS TO FORM AND PROCEDURE

*E. J. Cooney*  
ATTORNEY  
DEPARTMENT OF PUBLIC WORKS

STATE OF CALIFORNIA }  
COUNTY OF SACRAMENTO } ss.

On this JUL 28 1960 day of JUL 28 1960, in the year 1960, before me, ALPHA G. CATCHING, a Notary Public in and for the State of California, residing therein, duly commissioned and sworn, personally appeared RUSSELL J. COONEY, known to me to be the DEPUTY Director of the Department of Public Works of the State of California, described in and that executed the within instrument, and also known to me to be the person who executed the same on behalf of the State of California therein named and he acknowledged to me that the State of California executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in said county, the day and year first above written.

Alpha G. Catching  
Notary Public in and for the County of Sacramento, State of California  
My Comm. Exp. April 30, 1961

*Alpha G. Catching*  
Notary Public  
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