

AVIGATION EASEMENT

APPROVED AS TO FORM

M. Neal Hayes  
DEPUTY CITY ATTORNEY

37506

THIS INSTRUMENT, made this \_\_\_\_\_ day of \_\_\_\_\_, 1966,  
by and between LAWRENCE E. KRAGE and ELEANOR M. KRAGE, husband and wife,

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parties of the first part and the CITY OF RIVERSIDE, a municipal corporation  
of the State of California, the party of the second part;

WITNESSETH:

THAT for a valuable consideration, receipt whereof is hereby  
acknowledged, said parties of the first part do by these presents grant unto  
the said party of the second part, its successors and assigns, a perpetual  
avigation easement over that certain real property situated in the County  
of Riverside, State of California, described as follows:

That portion of Lots 23, 24, 25, 40, 41 and 42 of  
Mississinewa Tract, as shown by map on file in Book 8, page  
22 of Maps, Records of Riverside County, California, also  
being a portion of Parcel 3 of Record of Survey on file in  
Book 42, page 70 of Records of Survey, Records of Riverside  
County, California, described as follows:

Commencing at the intersection of the center line of  
the proposed North-South runway as shown by said Record of  
Survey, with the Northerly line of said Mississinewa Tract,  
said intersection being N 89° 44' 07" W (recorded S 89° 36'  
00" W) 87.77 feet, along the Northerly line of Parcel 3 of  
said Record of Survey from a 1 1/4 inch iron pipe at the South-  
easterly corner of McClaskey Tract, as shown by map on file  
in Book 10, pages 36 and 37 of Maps, Records of Riverside  
County, California;

Thence S 89° 44' 07" E along said Northerly line, 125.02  
feet, to said Northwesterly corner of Parcel 1 as shown on said  
Record of Survey;

Thence S 00° 47' 19" E parallel with the Southerly pro-  
longation of said center line of North-South runway being 125  
feet Easterly as measured at right angles therefrom, 497.70  
feet, to the true point of beginning;

Thence continuing S 00° 47' 19" E, 180.00 feet;

Thence S 89° 12' 41" W, 250.00 feet;

Thence N 00° 47' 19" W, 180.00 feet;

Thence S 89° 12' 41" E, 250.00 feet to the true point of  
beginning.

EXCEPT THEREFROM that portion lying within Lots 23, 24,  
41 and 42 of said Mississinewa Tract.

0.14 Ac

DESCRIPTION APPROVAL  
by Ernest R. ... 2/18/66 by J. H. P.  
Surveyor

THE GRANTOR, its successors and assigns, hereby convey for the use  
and benefit of the public, a right of flight for the passage of aircraft in  
the airspace above the surface of the premises described above, together

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Microfilm recording from ...  
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with the right to cause in said airspace, such noise as may be inherent in the operation of aircraft, now known or hereafter used for navigation of or flight in the air, using said airspace or landing at, taking off from or operating on Riverside Municipal Airport.

THE FOREGOING reservation shall not restrict the construction or development of said property as provided for and/or allowed in the following paragraph.

BY THE DRAWING of this instrument, the Grantor expressly agrees for itself, its successors, and assigns, that it will not erect nor permit the erection of any structure or object or permit the growth of any tree higher than 36 feet above existing ground level at the Northerly line of the real property described hereinabove, also, the Grantor agrees that the height above existing ground level of any structure, object or tree shall be limited to a progressive increase Southerly at the rate of one foot vertical for each twenty feet horizontal as measured Southerly to the Southerly line of the real property described hereinabove, at which Southerly line a structure, object or tree of 45-foot height above existing ground level is allowable. In the event the aforesaid covenant is breached, the Grantee or its agents shall have the right to enter upon the land hereinabove described and to remove the offending structure or object and to cut the offending tree, all of which shall be at the expense of the Grantor.

Dated March 3, 1966

Lawrence E. Krage  
LAWRENCE E. KRAGE

Eleanor M. Krage  
ELEANOR M. KRAGE

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\_\_\_\_\_

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MC CLASKEY TRACT  
M. B. 10/36-37

E-W RUNWAY

MISSISSIPPI

PARCEL 1

PARCEL 2

DELAWARE AVE.

VACATED

PARCEL 3

TRACT 22  
M. B. 8/22

CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED  
IN THE ATTACHED DOCUMENT

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.

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347414/50919B

City of Riverside  
City Hall

Riverside Calif  
attn Mr Bailey

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RECEIVED FOR RECORD  
APR 11 1966

AT 9:00 O'CLOCK A.M.  
At Request of  
SECURITY TITLE INSURANCE CO.  
Recorded in Official Records  
of Riverside County, California

*W.M. DeLoach*

FEES \$ *paid* Recorder

INDEXED

*W.M.*

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