

93820
6137

**GRANT OF EASEMENT
(INDIVIDUAL)**

THE GRANTORS, EDMUND GAGNER AND IRENE GAGNER (Husband and Wife)
hereby grant to SOUTHERN CALIFORNIA EDISON COMPANY ~~LLP~~, a corporation, its successors
and assigns, the right to construct, use, maintain, alter, add to, repair, replace and/or remove, in, on and
over the real property hereinafter described, situated in the County of Riverside
State of California, an electric line, consisting of poles, necessary guys and anchors, cross-arms, wires and
other fixtures and appliances, for conveying electric energy to be used for light, heat, power, telephone
and/or other purposes.

Said real property is described as follows:

5800-39

The Northwesterly 5 feet of that portion of Lot 13,
Block 35, of the Lands of Riverside Land and Irrigating
Company, recorded in Book 1 of Maps, page 70, records of
San Bernardino County, as conveyed to the Grantors herein
by Parcel 2 of deed dated September 3, 1947, and recorded
September 25, 1947, in Book 364 Official Records, page 529,
records of said County.

APPROVED AS TO DESCRIPTION
H. L. WHEELER
DATE 9-11-47
053010A
66-97
1991066
W. 00041-066
H. S.

The Grantee, its successors and assigns, and its and their agents and employees, shall have free access
to said electric line and every part thereof, at all times, for the purpose of exercising the rights herein
granted, and shall have the right to trim or top such trees as may endanger or interfere with said electric
line.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 10 day
of December, 1947.

Witness: _____ Signature of Grantor(s):
Robert A. Grant Irene J. Gagner
Robert A. Grant Edmund Gagner

5800-39

(over)

93820

STATE OF CALIFORNIA } ss.
COUNTY OF

(Direct Form)

On this..... day of....., 194....., before me, a Notary Public in and for said County and State, personally appeared..... known to me, (or proved to me on the oath of.....), to be the person..... whose name..... subscribed to the within instrument, and acknowledged to me that..... he..... executed the same.

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

(Seal) Notary Public in and for said County and State
My commission expires on.....

STATE OF CALIFORNIA } ss.
COUNTY OF San Bernardino

(Witness Form)

On this 11th day of December, 1947, before me, E. M. Taylor, a Notary Public in and for said County and State, personally appeared Robert A. Grant personally known to me to be the same person whose name is subscribed to the within instrument as a subscribing witness thereto, who being by me duly sworn, deposes and says that he resides in the County of San Bernardino, State of California, that he was present and saw Edmund Wagner, Drene Wagner personally known to him to be the same person(s) described in and whose name(s) are subscribed to the within instrument as..... parties thereto, sign and execute the same; and that he, the affiant, then and there subscribed his name to said instrument as a witness.

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

(Seal) E. M. Taylor
Notary Public in and for said County and State.
My commission expires on 7-20-50

SOUTHERN CALIFORNIA EDISON COMPANY LTD.

GRANT OF EASEMENT

Return to
SOUTHERN CALIFORNIA EDISON COMPANY LTD.
P. O. Box 661 - 157
Los Angeles 53, California
Attention Right of Way and Land Department

3916

RECEIVED FOR RECORD
Dated DEC 31 1947
REQUEST OF M. M.
COPIED IN BOOK NO. 879 OF
ORIGINAL RECORDS PAGE 124
SEQ. RECORDS OF RIVERSIDE COUNTY,
CALIFORNIA
JACK A. ROSS
DEPUTY RECORDER
BY James [Signature]
1947

GRANTOR
INDEXED
RECORDED TO

964/579

LARREN COLE, S. AL)
TO)
BLANCHE COLE, S. AL)

IN CONSIDERATION of Ten and No/100 Dollars LARREN COLE AND BLANCHE COLE, husband and wife, do hereby grant to EDMUND GAGNER AND IRENE GAGNER, husband and wife, As Joint Tenants all that Real Property situate in the County of Riverside, State of California, described as follows:

A portion of Lot 13 in Block 35 of Riverside Land and Irrigating Company as shown by map on file in Book 1, page 70 of Maps, records of San Bernardino County, California, particularly described as follows:

PARCEL I.

Beginning at the Southwest corner of said lot, thence easterly along the northerly boundary of Magnolia Avenue 220.2 feet for the true point of beginning; thence at right angles northerly and parallel with the easterly boundary of Polk Street, 290 feet; thence at right angles easterly and parallel with the northerly boundary of Magnolia Avenue, 157 feet; thence at right angles southerly and parallel with the easterly boundary of Polk Street, 290 feet to the northerly boundary of Magnolia Avenue; thence westerly along the northerly boundary of Magnolia Avenue, 157 feet to the point of beginning.

PARCEL II.

Beginning at the Southwest corner of said lot; thence easterly along the northerly boundary of Magnolia Avenue, 377.2 feet for the true point of beginning; thence at right angles northerly and parallel with the easterly boundary of Polk Street, 290 feet; thence at right angles easterly and parallel with the northerly boundary of Magnolia Avenue, 150 feet; thence at right angles southerly and parallel with the easterly boundary of Polk Street, 290 feet to the northerly boundary of Magnolia Avenue; thence westerly along the northerly boundary of Magnolia Avenue, 150 feet to the point of beginning.

Together with appurtenant shares of stock of the Riverside Water Company. Witness our hands this 3rd day of September 1947.

Larren Cole
Blanche Cole

THIS INSTRUMENT Cancelled
COUNTY OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.

On this third day of September, 1947, before me, the undersigned a Notary Public in and for said County and State, personally appeared Larren Cole and Blanche Cole, husband and wife, known to me to be the person described in and whose names are subscribed to the within instrument, and acknowledged that he executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

Margaret Armstrong
Notary Public in and for said County and State.

(Official Seal)

Received for record Sep. 25, 1947 at 30 Min. past 9 o'clock A.M. at request of Security Title Insurance Co. Copied in Book No. 664 of Official Records page 129, Records of Riverside County, California.

Filed for Record Jack A. Carr, Recorder

Scraper & Copyist W. W. Wadley; Comparer J. Hale.

FILE RECORD

TRUST AND TRUST COMPANY, a California corporation, as trustee under Deed of Trust dated July 12th, 1940, made by DAVID E. WELLS and DOLOREY E. WELLS, husband and wife Trustors, and recorded July 25th, 1940, in Book 716, Page 506, of Official Records in the office of the Recorder of Riverside County, California, Instrument #716 having received from holder of the obligation thereon or a written request to re-convey, reciting that all sums secured by said Deed of Trust have been fully paid, and said Deed of Trust and the note or notes secured thereon, having been surrendered to said trustee for cancellation, does hereby convey, without warranty, to the person or persons legally entitled thereto, the estate therein by its grantor.

IN WITNESS WHEREOF, RIVERSIDE TITLE COMPANY, as Trustee, has caused its corporate name and seal to be hereto affixed by its President and Assistant Secretary, thereunto duly authorized, this 24th day of September, 1947.

RIVERSIDE TITLE COMPANY, as Trustee
By Chas. E. Johnson, President
By Chas. A. Karrick, Assistant Secretary

(CORPORATE SEAL)

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE ss.

On September 24th, 1947, before me, the undersigned, a Notary Public in and for said County, personally appeared Chas. E. Johnson and Chas. A. Karrick known to me to be the President and Assistant Secretary of RIVERSIDE TITLE COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the persons who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.

WITNESS my hand and official seal.

Beulah M. Vaught.

Notary Public in and for said
County and State.

(NOTARIAL SEAL)

RECORDED

Received for record Sep. 25, 1947 at 30 Min. past 9 o'clock A. M. at request of Security Title Ins. & Trust Co. Copied in Book No. 864 of Official Records, page 529, at fees, Records of Riverside County, California.

Fees \$1.00

Jack A. Ross, Recorder

Compared: Copyist E. Edney; Comparer J. Hale.

COO

PULL RECONVEYANCE

CITIZENS NATIONAL TRUST & SAVINGS BANK OF RIVERSIDE, a National Banking Association, as Trustee under Deed of Trust dated September 5th, 1944, executed by FAITH F. K., a widow Trustor, and recorded September 12th, 1944, in Book 620 Page 151 of Official Records of Riverside County, California, Inst. No. 90, having received from Beneficiary thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid, and said Deed of Trust and the note or notes secured thereby having been surrendered to said Trustee for cancellation, does hereby reconvey, without warranty, to the person or persons legally entitled thereto, the estate now held by it thereunder.

IN WITNESS WHEREOF, CITIZENS NATIONAL TRUST & SAVINGS BANK OF RIVERSIDE, as Trustee, has caused its name and seal to be hereto affixed by its Vice President and Trust Officer thereunto duly authorized this 10th day of September, 1947.

CITIZENS NATIONAL TRUST AND SAVINGS BANK
OF RIVERSIDE As Trustee

By H. B. Wells, Vice Pres.
By R. A. Steves -

(CORPORATE SEAL)

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE ss.

Authorized Officers

On this 10th day of September, A. D. 1947, before me, H. J. McLaughlin, a Notary Public in and for said County and State, personally appeared H. B. Wells, known to me to be the Vice President, and R. A. Steves known to me to be the Trust Officer of the Citizens National Trust & Savings Bank of Riverside, a National Banking Association, that executed the within and foregoing instrument, as Trustee, and known to me to be the persons who executed the same on behalf of said Association, therein named, and acknowledged to me that said Association executed the same as Trustee.

IN WITNESS WHEREOF, I have hereto set my hand and affixed my official seal the day and year in this certificate first above written.

H. J. McLaughlin

Notary Public in and for the
County of Riverside, State of
California.

(NOTARIAL SEAL)

My Commission Expires 7.19.48

RECORDED

Received for record Sep. 21, 1947 at 30 Min. past 9 o'clock A. M. at request of Security Title Ins. & Trust Co. Copied in Book No. 864 of Official Records, page 530, Records of Riverside County, California.

Fees \$1.00

Jack A. Ross, Recorder

Compared: Copyist E. Edney; Comparer J. Hale.

COO