SEWER EASEMENT

THIS INSTRUMENT, made this ____7th____ day of ____May____, 19 68

by and between JAMES M. ALLEN and LOIS MAXINE ALLEN, husband and wife, as their

interests appear of Record, 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 easement and right of

way for the construction, reconstruction, maintenance, operation, inspection,

repair, replacement and removal of sanitary sewer facilities, together with all

necessary appurtenances, in, under, upon, over, and along that certain real

property situated in the County of Riverside, State of California, described as

follows: SEE ATTACHED.

A strip of land 10.00 feet wide over that portion of Lots 13 through
15, inclusive, in Block 35 of the Lands of the Riverside Land and
Irrigating Company, as shown by map on file in Book 1, Page 70 of Maps,
Records of San Bernardino County, California, the Southeasterly line of
said strip being described as follows:
    BEGINNING at a point in the Northwesterly line of Magnolia Avenue,
distant 377.20 feet Northeasterly from the most Southerly corner of said
Block;
    Thence Northeasterly along said Northwesterly line of Magnolia Avenue,
a distance of 964.60 feet to a point in said Northwesterly line of
Magnolia Avenue, distant 20.00 feet Northeasterly from the most Southerly
corner of said Lot 15 and to the END of this line description.

DESCRIPTION APPROVAL
by _____ Surveyor

TOGETHER WITH the right to clear and keep clear said easement and right of

way from any structures or trees, to enter upon and to pass and repass over and

along said real property, and to deposit tools, implements and other material

thereon by said party of the second part, its officers, agents and employees and

by persons under contract with it and their officers, agents and employees, when-

ever and wherever necessary for the purpose of constructing, reconstructing,

6-57HB   6-978

maintaining, operating, inspecting, repairing, replacing, and removing said sanitary sewer facilities.

Provided, however, that the grantors reserve the right to use and enjoy the land over which said easement and right of way is granted, for any purpose and in any manner which does not interfere with or impair the right of the grantee to use the said easement and right of way.

Provided, further, grantee shall not construct any of said facilities above the surface of the ground.

IN WITNESS WHEREOF the said parties of the first part have hereunto executed the within instrument the day and year first above written.

_____
JAMES M. ALLEN

_____
LOIS MAXINE ALLEN

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated 5-7-68
From: James M. + Lois Maxine Allen
For: For Lots 13 thru 15 incl. Bl. 35, R.Riv.l. to the City of Riverside, a municipal corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-3-58 in Bk. 2374 O.R. pg. 339 Et Seq. Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.
Dated 5-24-68   _____
                                      Property Management Officer

Return Deed to: Office of City Clerk
                Riverside, California

STATE OF OREGON,   } ss.
County of ....Douglas.......

BE IT REMEMBERED, That on this.......7th.......day of.......May......., 19 68, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named .....James M. Allen and Lois Maxine Allen.....

known to me to be the identical individual S. described in and who executed the within instrument and acknowledged to me that:......They.......executed the same freely and voluntarily.
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

_____
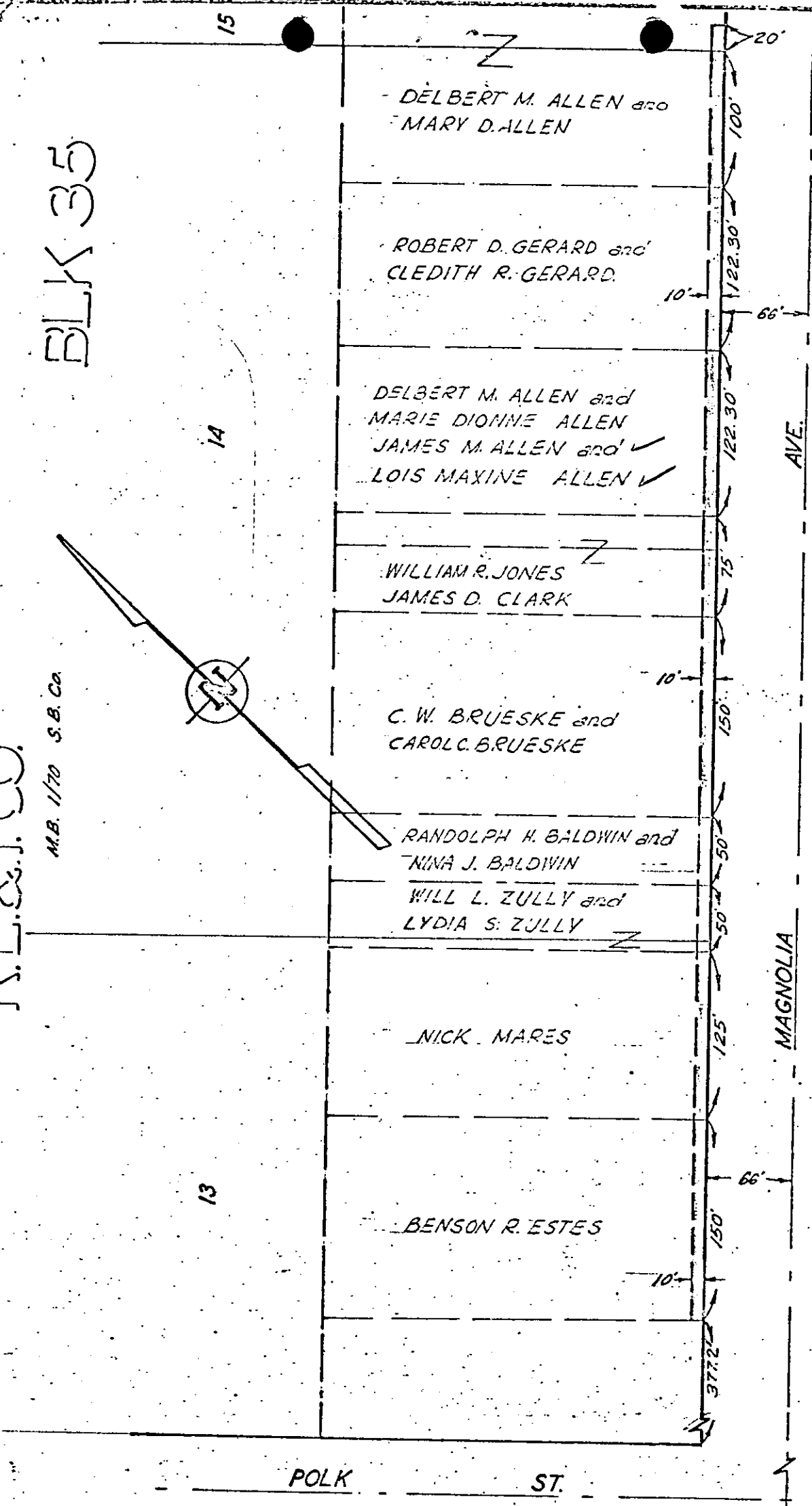Notary Public for Oregon
My Commission expires ...Aug. 2, 1968

- 2 -

48972

BLK 35

14

R.L.&J. CO.

M.B. 1/70 S.B.Co.

13

DELBERT M. ALLEN and
MARY D. ALLEN

ROBERT D. GERARD and
CLEDITH R. GERARD

DELBERT M. ALLEN and
MARIE DIONNE ALLEN
JAMES M. ALLEN and ✓
LOIS MAXINE ALLEN ✓

WILLIAM R. JONES
JAMES D. CLARK

C. W. BRUESKE and
CAROL C. BRUESKE

RANDOLPH H. BALDWIN and
NINA J. BALDWIN

WILL L. ZULLY and
LYDIA S. ZULLY

NICK MARES

BENSON R. ESTES

20'

100'

122.30'

10'

66'

122.30

75

10'

150

50

50

125'

66'

150

10'

377.2

AVE.

MAGNOLIA

POLK   ST.

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.

6478

Revised 1.2.68 g.s.

| SCALE: 1"=100' | DRAWN 3/29/68 BY B.B. | SUBJECT MAGNOLIA SEWER | 6-37 |

48972

6998