

10381

6679

DOCUMENTARY TRANSFER TAX

APPROVED AS TO FORM

SLOPE EASEMENT

\$ None
Signature A. M. Rice

M. Neal Lewis
ASST. CITY ATTORNEY

CITY OF RIVERSIDE
ON THIS 23rd day of January 1969

CHARLES E. ROOS and ANNE F. ROOS, husband and wife as joint tenants,

Grantors,

for a valuable consideration, receipt of which is hereby acknowledged, grants to the CITY OF RIVERSIDE, a municipal corporation of the State of California, a perpetual easement and right of way for roadway slope and support purposes, in, under, over and along that certain parcel of land in the City of Riverside, County of Riverside, State of California, described as:

See Attached Description

IN WITNESS WHEREOF, grantors have executed this instrument the day and year first above written.

Witness: A. M. Rice

Charles E. Roos
CHARLES E. ROOS
ANNE F. ROOS

CL 304-423 (5/67)

certified Epl.

12-22 HB
4-38

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PARCEL I

That portion of the Northeast quarter of Section 36, Township 2 South, Range 5 West, San Bernardino Meridian, described as follows:

BEGINNING at the most westerly corner of Parcel 6, as shown in Book 52 of Records of Survey, at Pages 4 through 8 thereof, records of Riverside County, California;

Thence North 83° 03' 07" East, 24.87 feet to the most easterly corner of said Parcel 6;

Thence North 41° 17' 30" East, 131.39 feet to the easterly line of said northeast quarter of Section 36;

Thence North 00° 00' 20" East, along said easterly line, a distance of 7.23 feet;

Thence South 89° 28' 15" West, 405.30 feet;

Thence South 65° 23' 36" West, 65.93 feet;

Thence South 77° 36' 15" East, 362.27 feet to the POINT OF BEGINNING.

PARCEL II

That portion of Lot 5 of Martin and Ormand Tract, as shown by map on file in Book 6, Page 84 of Maps, records of Riverside County, California, described as follows:

BEGINNING at the northwest corner of Parcel 7, as shown in Book 52 of Records of Survey, at Pages 4 through 8 thereof, Records of Riverside County, California;

Thence North 00° 00' 20" East, along the easterly line of the northeast quarter of Section 36, Township 2 South, Range 5 West, San Bernardino Meridian, a distance of 95.39 feet;

Thence North 76° 38' 10" East, 47.54 feet;

Thence North 88° 45' 46" East, 100.50 feet;

Thence South 77° 39' 30" East, 182.00 feet;

Thence North 83° 03' 07" East, 164.00 feet;

Thence North 56° 47' 32" East, 85.32 feet to an angle point in the northerly line of said Parcel 7;

Thence South 20° 55' 01" West, 52.14 feet;

Thence South 77° 09' 50" West, 115.50 feet;

Thence South 80° 57' 04" West, 155.00 feet to the beginning of a tangent curve, concave northerly and having a radius of 5,951.00 feet;

Thence westerly along said curve, through a central angle of 02° 06' 03", a distance of 218.20 feet;

Thence South 83° 03' 07" West, 58.78 feet to the POINT OF BEGINNING.

The preceding five courses being along said northerly line of Parcel 7.

PARCEL III

That portion of Lot 5 of Martin and Ormand Tract, as shown by map on file in Book 6, Page 84 of Maps, records of Riverside County, California, described as follows:

BEGINNING at the most northerly corner of Parcel 12, as shown in Book 52 of Records of Survey, at Pages 4 through 8 thereof, records of Riverside County, California;

Thence South 26° 36' 00" East, 133.86 feet;

Thence North 86° 06' 11" East, 213.62 feet;

Thence North 89° 03' 00" East, 135.00 feet;

Thence South 80° 30' 00" East, 135.00 feet;

Thence South 70° 16' 40" West, 85.23 feet to the most easterly corner of said Parcel 12, said corner being in a non-tangent curve, concave Southerly and having a radius of 1,149.00 feet, a radial line to said corner bears North 10° 32' 08" East;

Thence westerly along said curve, through a central angle of 12° 40' 48", a distance of 254.28 feet;

Thence South 87° 51' 20" West, 137.59 feet;

Thence North 48° 00' 40" West, 29.99 feet;

Thence North 21° 45' 35" West, 129.74 feet to the POINT OF BEGINNING.

The preceding four courses being along the northerly line of said Parcel 12.

Parcels I, II, and III as described herein are shown in Book 52 of Records of Survey, at Pages 4 through 8 thereof, records of Riverside County, California.

Parcel I contains an area of 30,550 square feet (0.701 Acres)

Parcel II contains an area of 29,339 square feet (0.672 Acres)

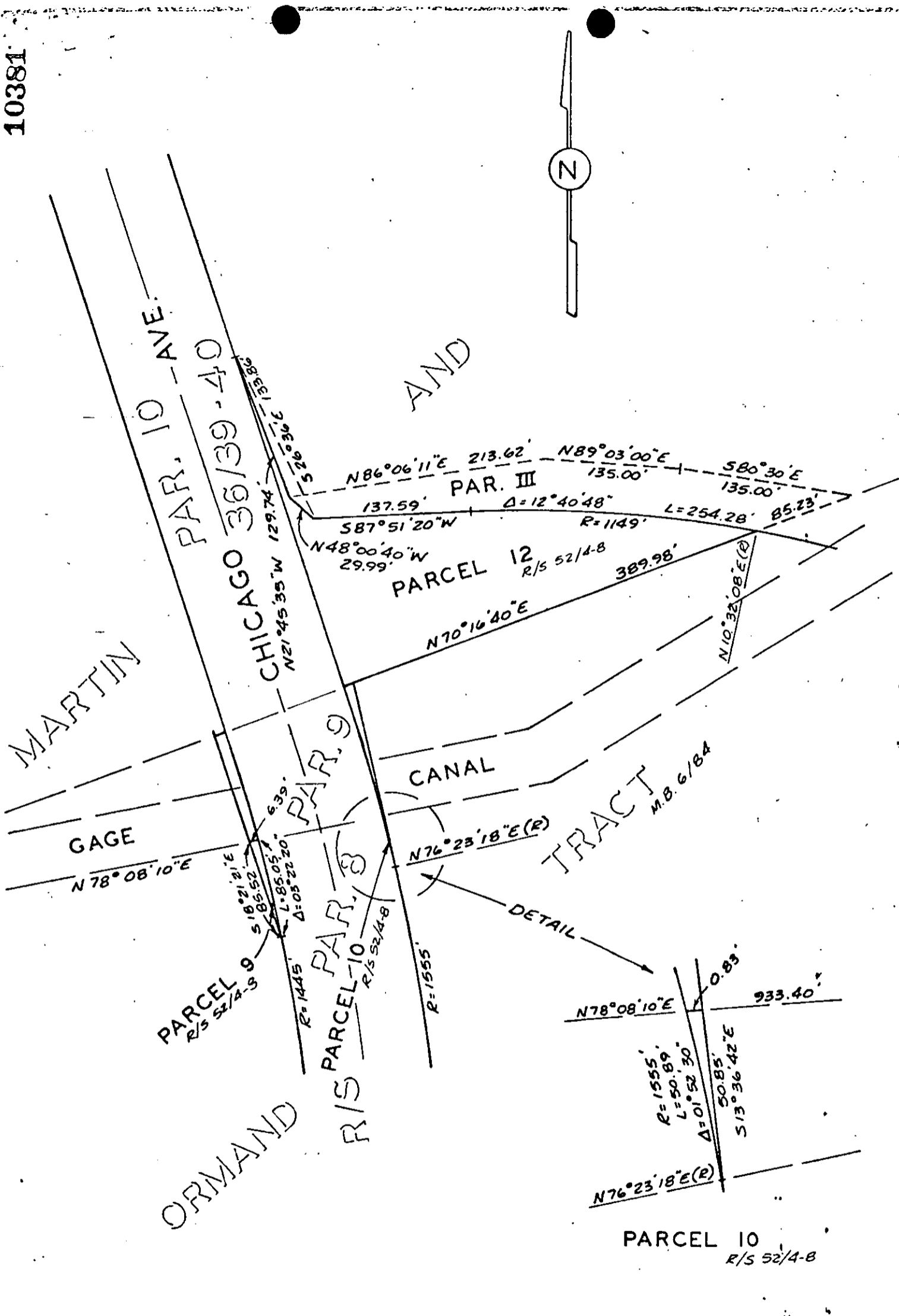
Parcel III contains an area of 14,626 square feet (0.336 Acres)

DESCRIPTION APPROVAL
Surveyor

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CITY OF RIVERSIDE, CALIFORNIA

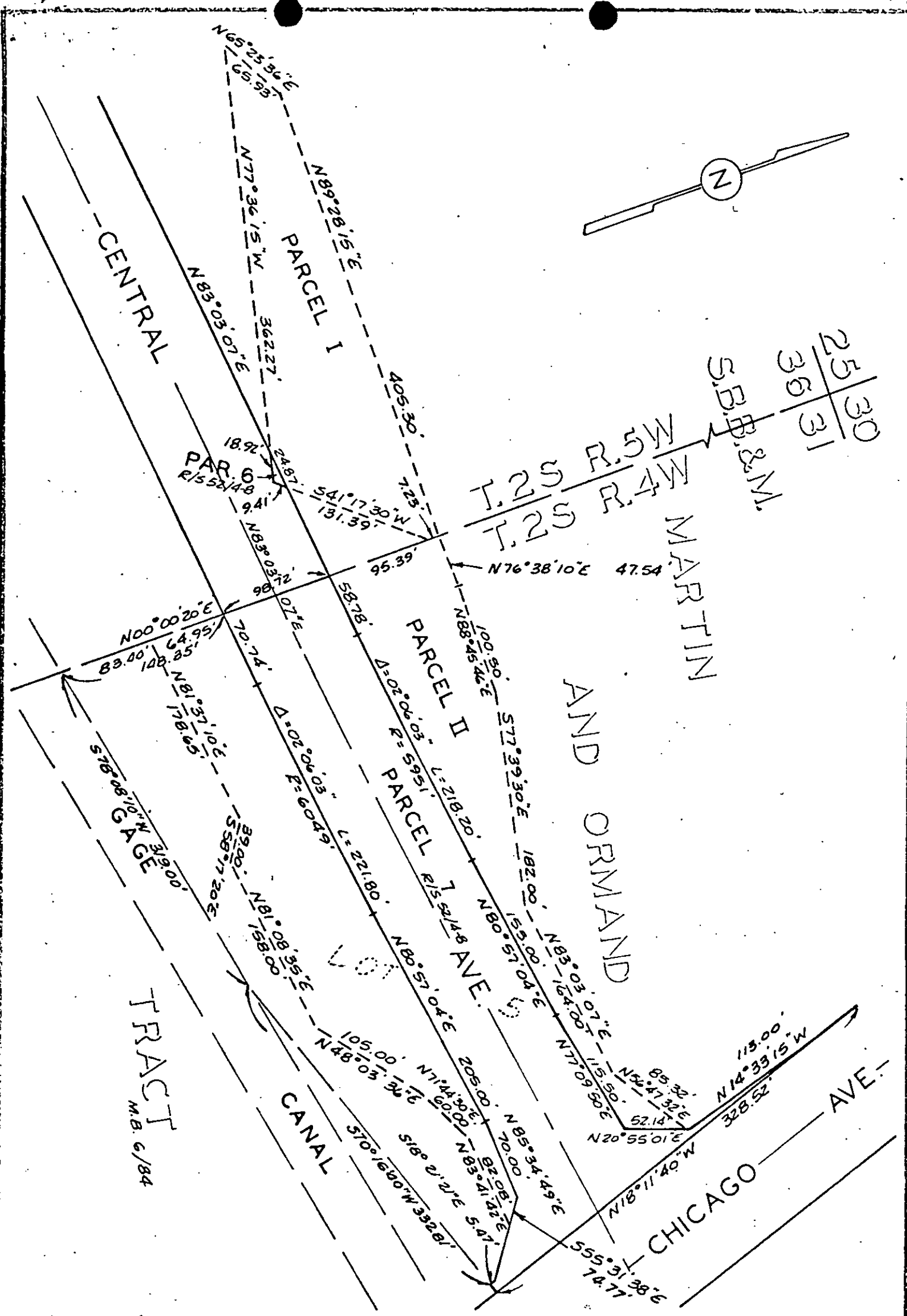
PLAT OF PARCEL(S) DESCRIBED
IN THE ATTACHED DOCUMENT

REV. 10/19/68

This plat is subject to the provisions of a recorded declaration in the
effect of which said parcel(s) is/are a part of the unit in description herein

6679
SHT. 1 of 2

R/S 52/4-8



CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT

Rev 10/9/68

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.

R/5 52/4-8

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SHT. 2 of 2

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Microfilm recording from 4-1-65 Book and page
no longer assigned. Identify by account number
and year of filing.

RECEIVED FOR RECORD

JAN 31 1969

At Min. Part 2 o'Clock P M

At Request of
CITY CLERK

Recorded in Official Records
of Riverside County, California

W. W. DeLoach

RECORDER
FEE \$ None

FEDERAL