

4786

When recorded mail to:  
City Clerk's Office - City Hall  
3711 Orange Street  
Riverside, California 92501  
Sunrise Place Storm Drain - Parcels 1 &

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

RECEIVED FOR RECORD

JAN 16 1970

45 Min. Past 3 o'Clock P M  
At Request of

CITY CLERK  
Recorded in Official Records  
of Riverside County, California

W.H. DeLoach

Recorder  
FEE \$

*[Handwritten signature]*

DOCUMENTARY TRANSFER TAX  
\$ \_\_\_\_\_  None  
Signature *[Handwritten Signature]*  
CITY OF RIVERSIDE

FOR RECORDER'S OFFICE USE ONLY

CITY DEED NO. \_\_\_\_\_

APPROVED AS TO FORM

*[Handwritten Signature]*

ASST. CITY ATTORNEY

S T O R M   D R A I N  
E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, \_\_\_\_\_  
RODOLFO RUIBAL AND IRENE RUIBAL, husband and wife as joint tenants,  
\_\_\_\_\_ as Grantors, grant(s) to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, a perpetual easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of \_\_\_\_\_  
storm drain 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:

All that portion of Parcel 4 of Record of Survey on file in Book 28 thereof, at Page 55, Records of Riverside County, California, described as follows:

PARCEL I

BEGINNING at the most easterly corner of said Parcel 4;  
Thence North 24° 15' 30" West, along the northeasterly line of said Parcel 4, a distance of 3.80 feet;  
Thence South 65° 33' 34" West, 84.18 feet to a point in the southeasterly line of said Parcel 4, said point being the beginning of a non-tangent curve concave northwesterly and having a radius of 216.60 feet; the initial radial line of said curve bears South 10° 38' 46" East;  
Thence northeasterly along said southeasterly line and along said curve, an arc length of 83.31 feet, through a central angle of 22° 02' 14" to a point in the northwesterly line of Sunrise Place as it now exists,  
Thence North 57° 19' 00" East, along said northwesterly line, 1.48 feet to the point of BEGINNING.

PARCEL II

BEGINNING at the most southerly corner of said Parcel 4;  
Thence North 45° 55' 00" West, along the southwesterly line of said Parcel 4, a distance of 6.90 feet; said southwesterly line also being the northeasterly line of that certain easement conveyed to the City of Riverside by deed recorded January 11, 1963, as Instrument No. 4078, Official Records of said County;

*Sumrise Pls*

4-40-3 AB

REGISTRATION APPROVAL  
by George P. Hutchinson 11 17 69  
6995

4786

Thence North 79° 38' 00" East, 15.63 feet to a point in the southeasterly line of said Parcel 4, said point being the beginning of a non-tangent curve concave southeasterly and having a radius of 38.00 feet; the initial radial line of said curve bears North 26° 21' 34" West;

Thence southwesterly along said southeasterly line and along said curve, an arc length of 12.97 feet through a central angle of 19° 33' 26" to the point of BEGINNING.

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 Grantee, its officers, agents and employees and by persons under contract with said Grantee and their officers, agents and employees, whenever and wherever necessary for the purpose of constructing, reconstructing, maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing said storm drain facilities

Provided, however, that the Grantor reserves 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 said easement and right-of-way.

Dated Jan 12, 1970

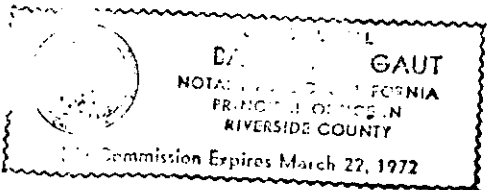
Rodolfo Ruibal  
RODOLFO RUIBAL  
Irene Ruibal  
IRENE RUIBAL

4786 STATE OF CALIFORNIA }  
COUNTY OF Riverside } ss.

ON January 12, 1970  
before me, the undersigned, a Notary Public, in and for said State, personally appeared Rodolfo Ruibal and Irene Ruibal

\_\_\_\_\_ known to me, to be the persons whose names are subscribed to the within Instrument, and acknowledged to me that They executed the same.

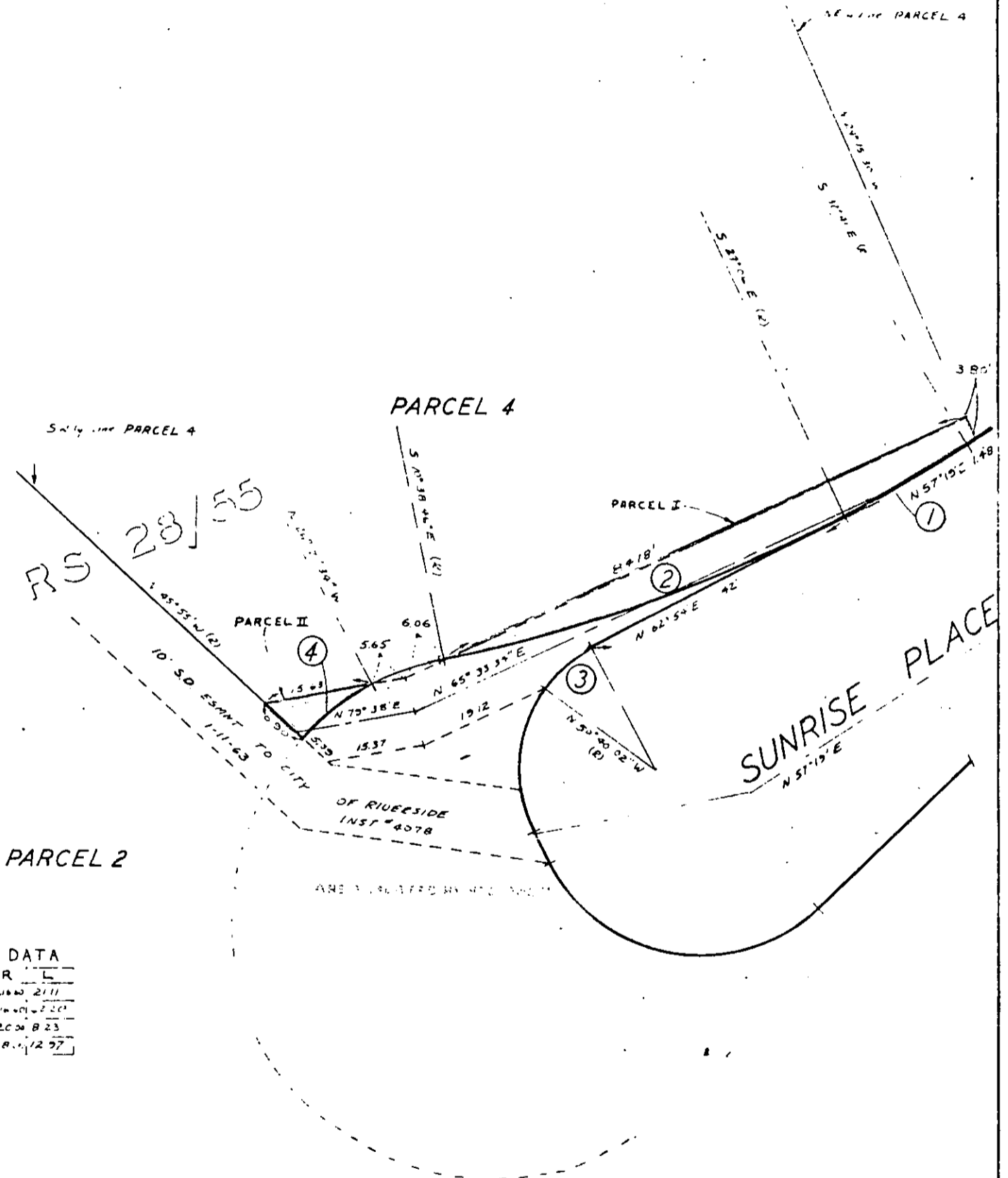
WITNESS my hand and official seal.



Barton C. Lovett 6995  
Notary Public in and for said State.

4756

SW 1/4 SW 1/4 SEC 36 T2S R5W 38M



SW 1/4 PARCEL 4

PARCEL 4

RS 23/55

PARCEL 2

SUNRISE PLACE

OF RIVERSIDE INST # 4078

ARE 3.86 ACRES BY THE SURVEY

CURVE DATA

NO	Δ	R	L
1	5° 35'	216.60	2111
2	22° 14'	216.60	2201
3	25° 34' 02"	200.00	823
4	15° 33' 26"	380.00	1297

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

SHEET

SCALE: 1" = 100'

DRAWN BY

SUBJECT

OF 2 SHEETS

6995