

No fee - 6103 Government Code

58114

When recorded mail to  
City Clerk's Office  
City of Riverside  
City Hall, 3711 Orange St.  
Riverside, California 92501  
Water Rights

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

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

RECEIVED FOR RECORD  
MAY 4 1973  
10 Min. Past 3 o'clock P.M.  
CITY CLERK  
Book 1973, Page 58114  
Recorded in Official Records  
of Riverside County, California  
W.H. Dabugh Recorder  
FEES \$ None  
INDEXED

FOR RECORDER'S OFFICE USE ONLY

7925

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
GEORGE R. SMITH and FLORENCE SMITH, husband and wife

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 water line facilities hereinafter termed "structures",

together with all necessary appurtenances, in, under, upon, over and along that certain real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

All those portions of Block 1 and those portions of Lots 3 and 4 in Block 3, and that portion of Bixler Avenue (Sierra Avenue) of the Lands of the Riverside Land & Irrigating Company, as shown by map on file in Book 1 of Maps, page 70 thereof, Records of San Bernardino County, California, more particularly described as follows:

PARCEL 1

A strip of land 15.00 feet in width, lying 10.00 feet easterly and southeasterly, and 5.00 feet westerly and northwesterly of the following described reference line:  
Commencing at the northeast corner of Parcel 1, as shown by map on file in Book 4 of Parcel Maps, at page 24 thereof, Records of Riverside County, California;  
Thence North 89° 33' 20" East along the north line of Parcel 3, as shown on said map, a distance of 264.82 feet to the northwest corner of that certain 20 foot water line easement conveyed to the City of Riverside by deed recorded January 10, 1973, as Instrument No. 4135 of Official Records of Riverside County, California;  
Thence South 00° 26' 40" East along the west line of the easement so conveyed, a distance of 355.93 feet to a point therein for the TRUE POINT OF BEGINNING;  
Thence South 89° 33' 20" West, a distance of 3.33 feet;  
Thence South 00° 26' 40" East, a distance of 183.11 feet;  
Thence South 55° 43' 40" West, a distance of 49.17 feet;  
Thence South 00° 26' 40" East, a distance of 77.55 feet;  
Thence South 55° 40' 25" West, a distance of 279.02 feet to an intersection with the northerly prolongation of a line parallel with and distant easterly 5.00 feet, measured at right angles, from the east line of Parcel 2, as shown by map on file in Book 7 of Parcel Maps, at page 23 thereof, Records of Riverside County, California;  
Thence South 00° 20' 40" West along said parallel line, a distance of 196.98 feet to a point therein, hereinafter referred to as Point "A";

PUBLIC UTILITIES DEPT.  
Howard B. Cronson 4-9-73

7925

58114

Thence continuing with 00° 20' 40" West along said parallel line, a distance of 40.44 feet to a point on the southwesterly line of Parcel 1, as shown on said Parcel Map recorded in Book 7 of Parcel Maps, at page 23 thereof, said line being in a curve in the northerly line of Jackson Street, concave to the southwest, having a radius of 294.15 feet, the radial line at said point bears North 32° 37' 56" East.

The sidelines of said strip of land shall be prolonged or shortened so as to terminate in said northerly line of Jackson Street.

EXCEPTING THEREFROM that portion thereof lying within said 20.00 foot easement conveyed to the City of Riverside as aforesaid.

PARCEL 2

A strip of land 15.00 feet in width, lying 5.00 feet southeasterly and 10.00 feet northwesterly of the following described reference line:

Beginning at Point "A" hereinbefore described;  
Thence North 55° 40' 25" East, a distance of 237.89 feet.

EXCEPTING THEREFROM the portion thereof lying within Parcel 1 described hereinabove.

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 water line facilities hereinabove termed "structures".

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 APRIL 2 1973

George R. Smith  
GEORGE R. SMITH

Florence Smith  
FLORENCE SMITH

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated April 2, 1973 from George R. Smith & Florence Smith, husband & wife

for All those portions Blk. 1, & those portions Lots 3 & 4, Blk 3, & that Por. Bixler Ave. PUBLIC, Bk. 1, P. 70, SB

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 12-29-66 by Instr. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated 5-4-73

[Signature]  
Property Services Manager

APPROVED AS TO FORM

[Signature]  
DEPUTY CITY ATTORNEY

58114

SCALE N 1" = 200'

ARLINGTON AVE.

AVE.

N 89° 33' 20" E 862.07'

PAR. 1

PAR. 3

P.M.

4/24

BLK. 1

BLVD.

PEGASUS ST.

AVE.

PAR. 2

(SIERRA AVE)

R. L. & I. CO.

M.B. 1/79 S.B. CO.

LOT 3

PARCEL-1

BIXLER

PARCEL-2

PAR. 1

P.M.

BLK. 3

PAR. 2

7/23

LOT 4  
PT. "A"

PAR. 3

- ① S 89° 33' 20" W — 3.93'
- ② S 00° 26' 40" E — 183.11'
- ③ S 55° 43' 40" W — 49.17'
- ④ S 00° 26' 40" E — 77.55'
- ⑤ S 55° 40' 25" W — 279.02'
- ⑥ S 00° 20' 40" W — 237.42'
- ⑦ S 00° 20' 40" W — 196.95'
- ⑧ S 00° 20' 40" W — 40.44'
- ⑨ N 55° 40' 25" E — 237.89'

VAN BUREN

JACKSON ST.

CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT

WO. 72-290

FILE

SHEET

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.

SCALE: 1" = 200'

DRAWN 3-28-73 BY Flm.

SUBJECT WATERLINE EASEMENT

OF 1 SHEETS

7923