

No Fee - 6103 Government Code
18857

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

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

CITY DEED NO. _____

RECEIVED FOR RECORD
FEB 15 1974
5 Min. Past 4 o'clock P.M.
At Request of
CITY CLERK
Book 1974, Page 18857
Recorded in Official Records
of Riverside County, California
W.H. [Signature] Recorder
FEES \$ _____
INDEXED
FOR RECORDER'S OFFICE USE ONLY

E A S E M E N T

APPROVED AS TO FORM
[Signature]
ASST. CITY ATTORNEY

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
RIVERSIDE JUNIOR COLLEGE SCHOOL DISTRICT

as Grantor, 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 sanitary sewer facilities

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:

A uniform strip of land 10.00 feet in width over a portion of Lots 154, 165 and 166 of the lands of the SOUTHERN CALIFORNIA COLONY ASSOCIATION, as shown by map on file in Book 7, page 3 of Maps, Records of San Bernardino County, California, lying 5.00 feet on each side of the following described centerline:

Commencing at the most westerly corner of Lot 166, a distance of 46.28 feet to its intersection with the centerline of Magnolia Avenue, said southwesterly line being the centerline of Terracina Drive;

Thence North 42° 18' 00" East, along said centerline of Magnolia Avenue, 909.90 feet to the centerline of that certain sewer easement, 15 feet in width, as conveyed to the City of Riverside by Deed recorded April 7, 1965, as Instrument No. 40100, Official Records of Riverside County, California;

Thence North 55° 03' 36" West, along the centerline of said sewer easement, 105 feet to the TRUE POINT OF BEGINNING;

Thence South 51° 16' West, a distance of 90 feet;

Thence South 42° 46' West, a distance of 437 feet to the beginning of a tangent curve concaved southeasterly and having a radius of 300 feet;

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Thence southwesterly along said curve an arc length of 44 feet thru a central angle of 8° 23';

Thence South 34° 23' West, a distance of 44 feet;

Thence North 55° 37' West, a distance of 14 feet to the END of this centerline description.

EXCEPTING therefrom the portion thereof lying westerly of the southeasterly line of said Lot 165.

DESCRIPTION APPROVAL
by George Hutchinson, 10/11/73 by [Signature]
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 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 sanitary sewer 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 December 18, 1973

RIVERSIDE JUNIOR COLLEGE SCHOOL DISTRICT

FORM APPROVED
Ray T. Sullivan, Jr., Co. Counsel

FEB 6 1974

By [Signature]
Assistant

BY Wilfred J. Arey President

BY Leroy E. [Signature] Secretary

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated 12/18/73 from Riverside Junior College School District

for Uniform strip land 10' wide over por. Lots 154, 165, & 166 of the lands of SOUTHERN CALIF. COLONY ASSOCIATION, Bk. 7, Pg. 3 Maps, Records of San Bernardino County.

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 2/15/74

[Signature]
Property Services Manager

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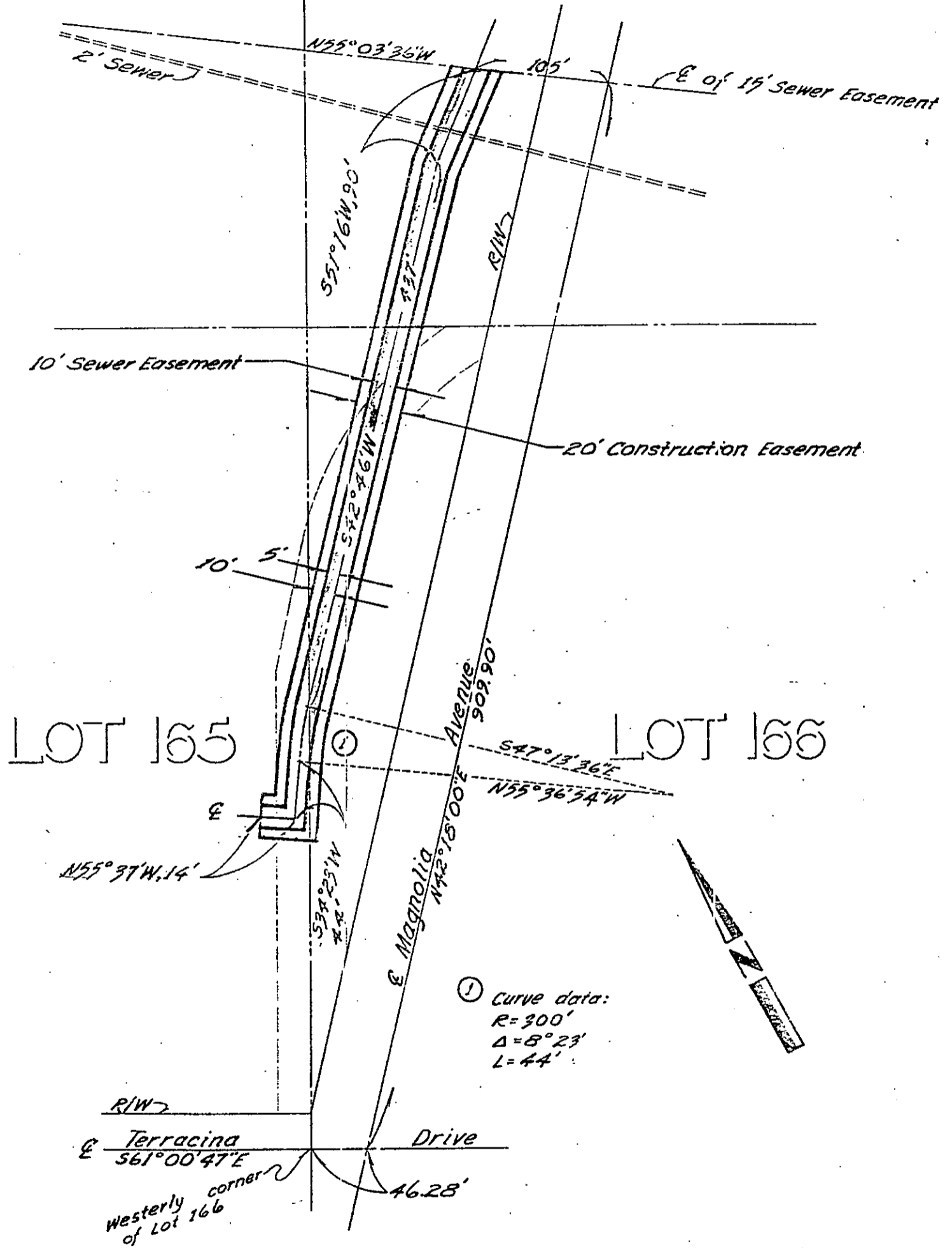
SOUTHERN CALIF COLONY ASSOC.

M.B. 7/3 San Bernardino Co.

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LOT 155

LOT 154



• CITY OF RIVERSIDE, CALIFORNIA •

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 1 OF 1

2/13/16

SCALE: 1" = none

DRAWN BY JMW DATE 9/13/13

SUBJECT Magnolia Ave. Sewer Replacement

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