

No Fee - 6103 Government Code

362777

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

RECEIVED FOR RECORD

MAR 29 1974

5 Min. Past 5 o'clock P.M.
At Request of
Book 1974, Page 362777
Recorded in Official Records
of Riverside County, California
W.H. DeLoach Recorder
FEES \$

INDEXED

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

FOR RECORDER'S OFFICE USE ONLY
9425

CITY DEED NO. _____

APPROVED AS TO FORM

[Signature]
CITY ATTORNEY

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
FRED J. RUSSELL, as his sole and separate property

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 underground electrical distribution 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:

Those portions of Lot 1 of TRACT NO. 5610, as shown by
map on file in Book 79 of Maps, at pages 99 and 100
thereof, records of Riverside County, California,
described as follows:

PARCEL I

Commencing at the northeast corner of said Lot;

Thence South 89° 29' 20" West along the northerly line
of said Lot, a distance of 96.71 feet;

Thence South 00° 30' 40" East, at right angles, 24.43 feet
to the TRUE POINT OF BEGINNING;

Thence continuing South 00° 30' 40" East, 14.50 feet;

Thence South 89° 29' 20" West, 12.50 feet;

Thence North 00° 30' 40" West, 21.00 feet;

Thence North 89° 29' 20" East, 4.50 feet;

Thence South 00° 30' 40" East, 6.50 feet;

Thence North 89° 29' 20" East, parallel with said northerly
line, a distance of 8.00 feet to said TRUE POINT OF BEGINNING

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PARCEL II

Commencing at said northeast corner;

Thence South 00° 15' 30" West along the easterly line of said Lot, a distance of 15.95 feet;

Thence South 89° 29' 20" West, 382.12 feet to the beginning of a tangent curve concaving southeasterly and having a radius of 20.00 feet;

Thence southwesterly along said curve thru a central angle of 53° 49' 25", an arc length of 18.79 feet to the TRUE POINT OF BEGINNING; the preceding two courses being the centerline of a 10.00 foot easement as shown on said map of Tract 5610;

Thence North 00° 30' 40" West, 6.50 feet;

Thence North 89° 29' 20" East, 4.50 feet;

Thence South 00° 30' 40" East, 21.00 feet;

Thence South 89° 29' 20" West, 12.50 feet;

Thence North 00° 30' 40" West, 14.50 feet;

Thence North 89° 29' 20" East, 8.00 feet to said TRUE POINT OF BEGINNING.

PARCEL III

Commencing at said northeast corner;

Thence South 89° 29' 20" West, along said northerly line, 96.71 feet;

Thence South 00° 30' 40" East, at right angles, 38.93 feet;

Thence South 89° 29' 20" West, 12.50 feet;

Thence North 00° 30' 40" West, 5.00 feet;

Thence South 89° 29' 20" West, 13.39 feet to the beginning of a tangent curve concaving southeasterly and having a radius of 20.00 feet;

Thence southwesterly, along said curve, thru a central angle of 85° 16' 43", an arc length of 29.77 feet;

Thence South 04° 12' 37" West, 145.15 feet to the beginning of a tangent curve concaving northwesterly and having a radius of 20.00 feet;

Thence southwesterly along said curve, thru a central angle of 52° 00' 00" an arc length of 18.15 feet;

Thence South 56° 12' 37" West, 40.19 feet to the beginning of a tangent curve concaving northwesterly and having a radius of 20.00 feet;

Thence southwesterly along said curve, thru a central angle of 33° 47' 23" an arc length of 11.79 feet to the TRUE POINT OF BEGINNING; the preceding six courses being the centerline of a 10.00 foot easement as shown on said map of Tract No. 5610;

Thence South 00° 30' 00" East, 2.00 feet;

Thence South 89° 30' 00" West, 14.00 feet;

Thence North 00° 30' 00" West, 8.00 feet;

Thence North 89° 30' 00" East, 14.00 feet;

Thence South 00° 30' 00" East, 6.00 feet to said TRUE POINT OF BEGINNING.

DESCRIPTION APPROVAL
by George H. H. [Signature] 5/8/74
Surveyor

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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 underground electrical distribution 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 March 14, 1974

Fred J. Russell
FRED J. RUSSELL

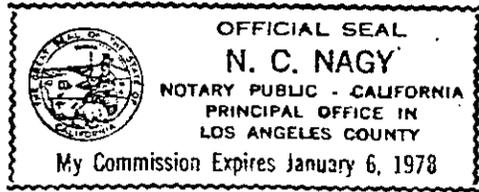
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STATE OF CALIFORNIA,
COUNTY OF LOS ANGELES } ss.

ON March 18, 19 74
before me, the undersigned, a Notary Public in and for said State, personally appeared Fred J. Russell

to be the person whose name is subscribed to the within Instrument, and acknowledged to me that he executed the same.

WITNESS my hand and official seal.

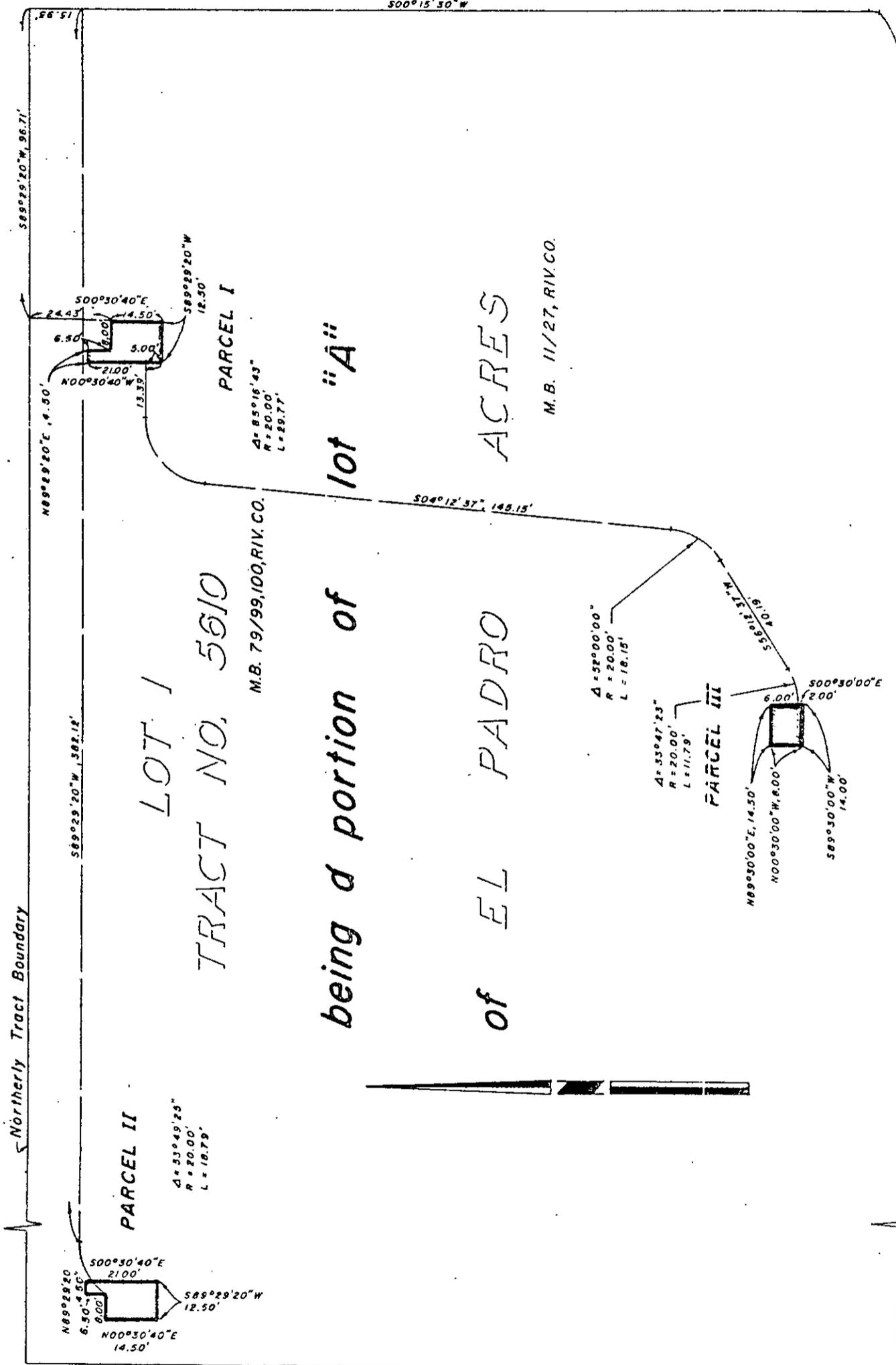


N. C. Nagy 8/25
Notary Public in and for said State.

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PALM COURT

500°15'50"W



LOT 1
TRACT NO. 5610

being a portion of
lot "A"
of EL PADRO
ACRES

M.B. 79/99,100,RIV.CO.

M.B. 11/27,RIV.CO.

ARLINGTON AVENUE

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

4/16

SCALE 1" = 40'

DRAWN BY JMW DATE 3 / 1 / 74

SUBJECT TRACT NO. 5610 P.U.E.(U.G. VAULTS)

3125