

No Fee - 6103 Government Code  
148801

When recorded mail to:  
City Clerk's Office  
City of Riverside  
City Hall, 3711 Orange St.  
Riverside, California 92501  
Tract 5537-1

DOCUMENTARY TRANSFER TAX  
\$ \_\_\_\_\_  None  
Signature \_\_\_\_\_  
CITY OF RIVERSIDE

RECEIVED FOR RECORD  
DEC 1 1975  
39 Min. Past 1 o'clock At Request of  
CITY CLERK  
Book 1975, Page 148801  
Recorded in Official Records of Riverside County, California  
W.H. Doherty Recorder  
FEES \$ \_\_\_\_\_  
INDEXED

FOR RECORDER'S OFFICE USE ONLY

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

8537

E A S E M E N T

APPROVED AS TO FORM  
*Barbara J. Jones*  
ASST. CITY ATTORNEY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
BIXMILL ASSOCIATES, a Limited Partnership,

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 public utility and water line 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:

All that portion of Lot 5 of Bixmill Tract, as shown by map on file in Book 16 of Maps, at pages 28 to 30 inclusive thereof, Records of Riverside County, California, being a strip of land 66.00 feet in width, the centerline of which is described as follows:

Commencing at the centerline intersection of Crest Avenue and Mandalay Court, as shown by map of Tract No. 4154 recorded in Book 71 of Maps, at pages 39 and 40 thereof, Records of Riverside County, California, the centerline of said Crest Avenue has a bearing of North 00° 23' 09" East;

Thence North 89° 36' 51" West, a distance of 10.00 feet to a point in the west line of that certain parcel of land conveyed to the City of Riverside by deed recorded February 16, 1972 as Instrument No. 20557 of Official Records of Riverside County, California, for the TRUE POINT OF BEGINNING;

Thence continuing North 89° 36' 51" West, a distance of 23.00 feet to a point in the east line of that certain parcel of land conveyed to Jay A. Andrews et ux, by deed recorded June 1, 1971 as Instrument No. 57695 of Official Records of Riverside County, California, and the end of this centerline description.

DESCRIPTION APPROVAL  
*George Hutchinson* 1/20/75 by *AF*

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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 public utility and water line 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.

BIXMILL ASSOCIATES, a Limited Partnership

*Donald C. Smith*  
DONALD C. SMITH

*Claude H. Scott*  
CLAUDE H. SCOTT

*Ellis J. Williams*  
ELLIS J. WILLIAMS

Dated November 25, 1975

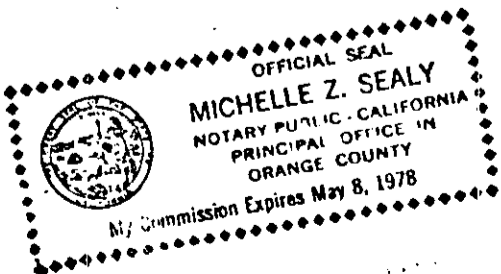
STATE OF CALIFORNIA,

COUNTY OF Orange

ss.

ON November 25, 1975,  
before me, the undersigned, a Notary Public in and for said State, personally appeared Donald C. Smith, Claude H. Scott, Ellis J. Williams  
Jay A. Andrews and Lee M. Wight known to me,  
to be ~~some of~~ the partners of the partnership that executed the within instrument, and acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal.



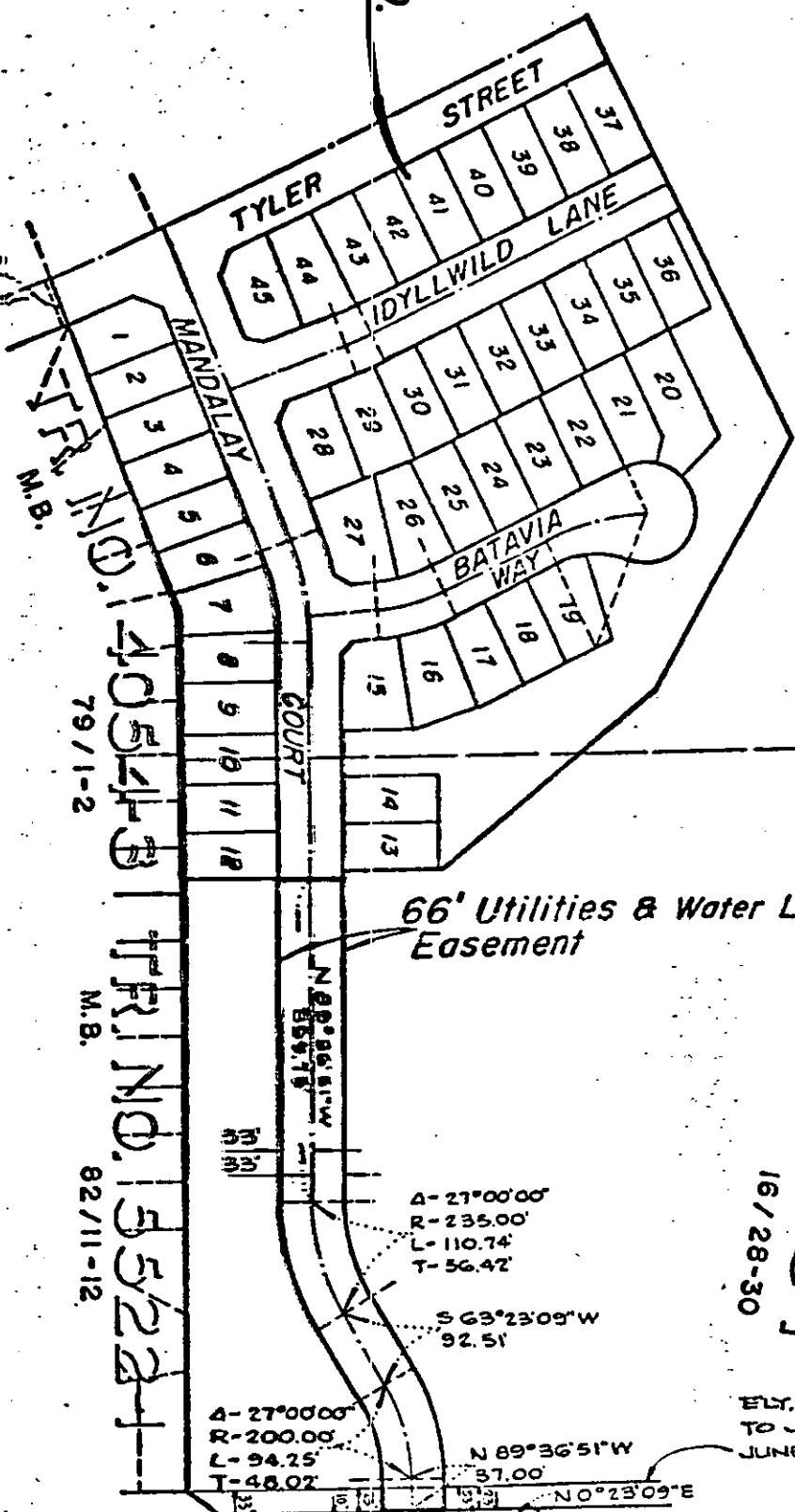
*Michelle Z. Sealy*  
Notary Public in and for said State.

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LOT 6  
BLK WILL  
M.B.

TRACT NO.  
6537-1



TRACT NO. 4054-B  
M.B. 79/1-2

TRACT NO. 5522-1  
M.B. 82/11-12

LOT 5  
TRACT  
16/28-30

ELY. LINE PARCEL CONVEYED TO JAY A. ANDREWS ET. UX JUNE 1, 1971 INSTR. NO 57695

PARCEL CONVEYED TO CITY OF RIVERSIDE FEB 16, 1972, INSTR. NO 20557.

• 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

75-193

SCALE: 1" = 200'

DRAWN BY P.H. DATE 11/10/75

SUBJECT TRACT NO. 6537-1

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