

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

45299

FREE RECORDING
This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee. (Government Code 6103)

RECEIVED FOR RECORD
MAR 7 1980
Book 1980, Page 45299
City Clerk
Recorded in Official Records
of Riverside County, California
D. D. S. Recorder
FEES

Project: Guadalupe Place Storm Drain

FOR RECORDER'S OFFICE USE ONLY

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
CHARLES A. MACHER and NORA C. MACHER, husband and wife, as joint tenants,

as Grantors, grant__ 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 City of Riverside,
County of Riverside, State of California, described as follows:

A strip of land 20.00 feet in width, over a portion of Lot 4
of TWIN BUTTES BLOCK, on file in Book 10 of Maps, at Page 39
thereof, records of said Riverside County, the centerline of
said strip of land more particularly described as follows:

BEGINNING at a point in the southeasterly boundary of Tract
No. 4237, on file in Book 72 of Maps, at Page 36 thereof,
records of said Riverside County, North 72° 35' 10" East,
16.00 feet from the most easterly corner of Lot 12 of said
Tract No. 4237;

THENCE South 17° 41' 20" East, 145.11 feet to the beginning
of a tangent curve with a radius of 45.00 feet and concaving
northeasterly;

THENCE Southeasterly, Easterly and Northeasterly along said
curve an arc length of 70.69 feet, thru a central angle of
90° 00' 00" to the end thereof;

THENCE North 72° 18' 40" East, 79.86 feet to the beginning
of a tangent curve with a radius of 45.00 feet and concaving
southwesterly;

THENCE Northeasterly, Easterly, and Southeasterly along said
curve an arc length of 70.88 feet, thru a central angle of
90° 14' 50" to the end thereof;

THENCE South 17° 26' 30" East, 135.23 feet to the northwesterly
boundary of Clawson Tract, on file in Book 36 of Maps, at
Page 100 thereof, records of said Riverside County, and to the
end of this centerline description.

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EXCEPTING therefrom those portions lying northwesterly of the southeasterly line of that certain parcel of land conveyed to John McClain, et ux., by deed recorded June 25, 1958, as Instrument No. 45191 of Official Records of said Riverside County, and lying southeasterly of the northwesterly lines of those certain parcels of land conveyed to George M. Nelson, et ux., by deed recorded March 31, 1965, as Instrument No. 36378 of Official Records of said Riverside County.

Area 0.140 of an acre.

DESCRIPTION APPROVAL
By George M. Nelson 2/19/80 by OB
Recorder

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 March 4, 1980

Charles A. Macher
CHARLES A. MACHER

APPROVED AS TO FORM

Ray Wilbur
SENIOR DEPUTY CITY ATTORNEY

Nora C. Macher
NORA C. MACHER

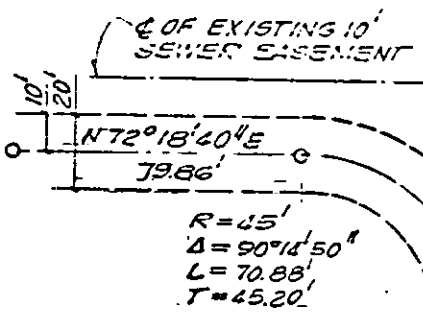
CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by this instrument 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 as Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

ated 3/7/80

Tom Rie
Property Services Manager

45299



TWIN BUTTES SLOCK
 MB 10130 RIV. CO.

MAR. 31. 1965
 #36378 OFF. REC.

CLAWSON TRACT
 MB 361100 RIV. CO.

LOT 11

LOT 10

ALPINE WAY

N72°34'20"E

• 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 2 OF 2

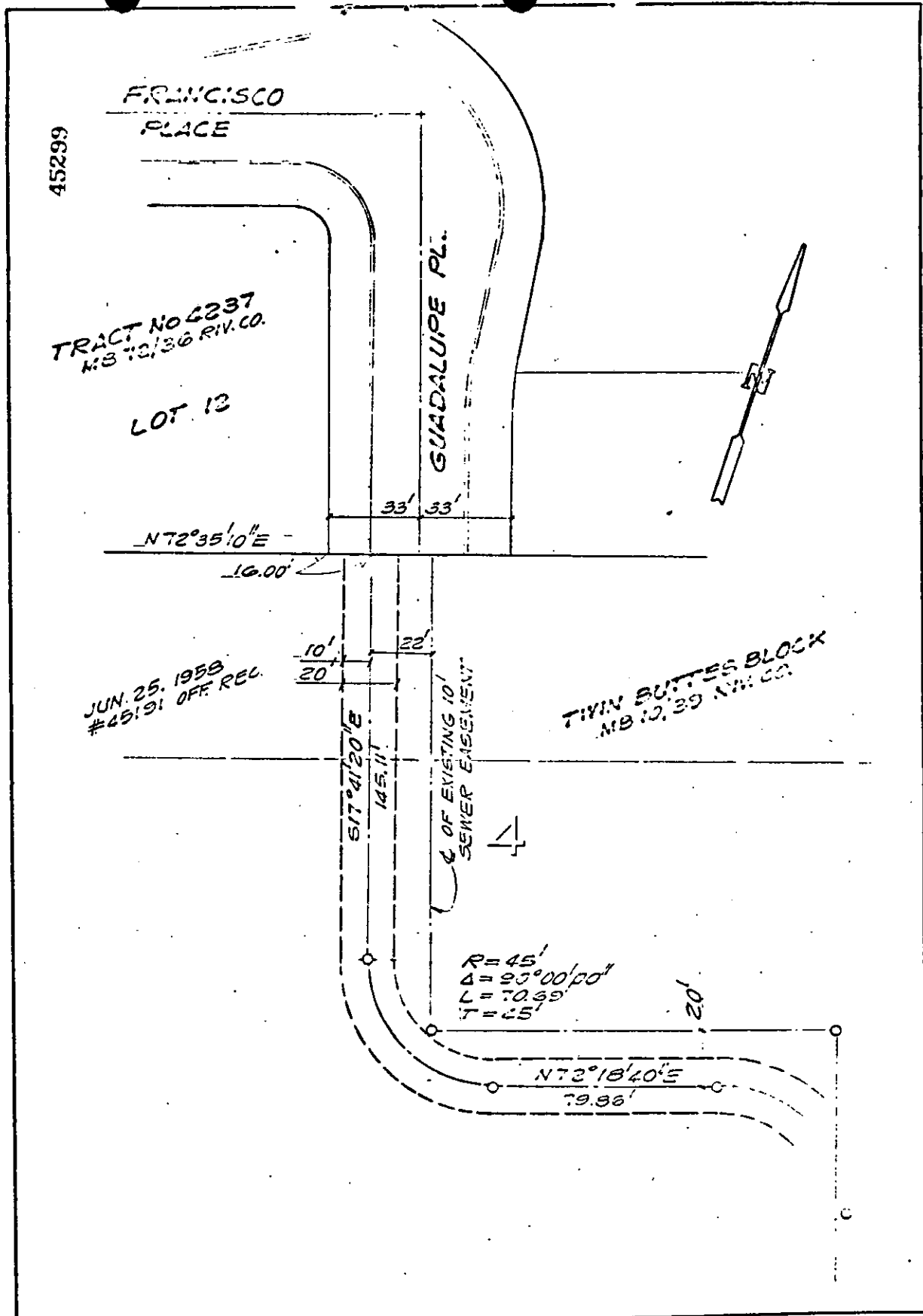
C/10-3

SCALE: 1" = 40'

DRAWN BY GS DATE 4/18/75

SUBJECT GUADALUPE PL. 670'x114'x114'

2810



• 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 3

6/15-3

SCALE: 1" = 40'

DRAWN BY GS DATE 6/15/75

SUBJECT GUADALUPE PL. ST. 11.5' W. 101'