

When recorded, mail to:  
City of Riverside, 3900 Main Street  
Riverside, CA 92522  
Attn: City Engineer

RECEIVED FOR RECORD  
At 2:00 P.M.  
Min. Past 2 o'clock P.M.  
CITY OF RIVERSIDE  
Book 1979, Page 91654  
MAY 4 1979  
Recorded in Official Records  
of Riverside County, California  
D. J. [Signature]  
RECORDER

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COVENANT AND AGREEMENT

(Conditional Use Permit C-30-656)

THIS COVENANT AND AGREEMENT is made and entered into this ninth day of January 1979, by CALVARY CHAPEL OF RIVERSIDE, INC., a California corporation, the owner of record of the following described real property located in the City of Riverside, County of Riverside, State of California:

Exhibit I attached hereto

For the purpose of complying with the conditions imposed by the City of Riverside, California for the enlargement of its present facilities under Conditional Use Permit C-30-656, the undersigned, for itself and its successors and assigns, hereby covenants and agrees with the City of Riverside that it hereby waives and relinquishes all rights of vehicular ingress to and egress from Arlington Avenue, a public street within the City of Riverside, California, from the property now included within Urban Street immediately adjacent to the above-described property at such time as Urban Street between Arlington Avenue and the Riverside Municipal Airport is vacated and title thereto reverts to the undersigned, or its successors and assigns. The undersigned further covenants and agrees to execute the appropriate Waiver of Vehicular Access at such time as the vacation of Urban Street between Arlington Avenue and the Riverside Municipal Airport is completed.

This Covenant and Agreement shall run with the land and shall be binding upon the undersigned, its successors and assigns.

IN WITNESS WHEREOF, the undersigned has caused this

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

Please record for the benefit of the City of Riverside  
[Signature]  
Property Services Manager

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Covenant and Agreement to be executed the day and year first above written.

CALVARY CHAPEL OF RIVERSIDE, INC.,  
a California corporation

By *Gregory M. Laurie* - Pres.  
GREGORY LAURIE, President

By *Robert J. Probert*  
ROBERT J. PROBERT, Secretary

APPROVED FOR FORM

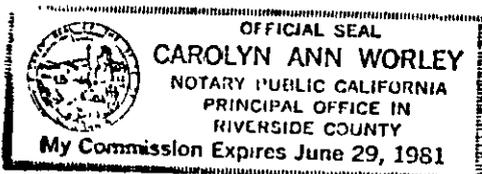
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STATE OF CALIFORNIA }  
COUNTY OF Riverside } SS.

On January 15, 1979, before me, the undersigned, a Notary Public in and for said State, personally appeared Gregory M. Laurie known to me to be the President, and Robert J. Probert known to me to be the Secretary of the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same, and acknowledged to me that such Corporation executed the within Instrument pursuant to its by-laws or a resolution of its board of directors

WITNESS my hand and official seal.

(Seal)



*Carolyn Ann Worley*  
(Notary Public's Signature)

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## Parcel 1:

That portion of Lots 55, 56, 57 and 58 of Gafford Gardens, as shown by Map on file in Book 12, page 97 of Maps, Riverside County Records, described as follows:

Beginning at the Southeast corner of said Lot 58; thence Northerly 305.96 feet on the Easterly line of said lots 58 and 55; thence Westerly, parallel with the Southerly line of said lots 56, 57 and 58, to a point on the Westerly line of said Lot 55; thence South 305.96 feet on the West line of said Lots 55 and 56, to the Southwest corner of said Lot 56; thence Easterly on the Southerly line of said Lots 56, 57 and 58 to the point of beginning;

Except the Southerly 8 feet in Arlington Avenue, acquired by the City of Riverside by Decree of Condemnation, a certified copy thereof was recorded May 22, 1945 as Instrument No. 2316;

Also except the Northerly 11 feet of the Southerly 19 feet, conveyed to the City of Riverside by Deed recorded July 22, 1955 as Instrument No. 47820;

Also except from the remainder of Easterly 8 feet, conveyed to the City of Riverside by Deed recorded July 22, 1955 as Instrument No. 47820;

Also excepting therefrom all that portion thereof conveyed to the City of Riverside, a municipal corporation, recorded August 18, 1978 as Instrument No. 175202.

## Parcel 2:

That portion of the Southwest quarter of Section 32, Township 2 South, Range 5 West, San Bernardino Meridian, according to the official plat thereof; being more particularly described as follows:

Beginning at the intersection of a line parallel with and distant 25.00 feet Easterly from, measured at right angles to the Westerly line of said Section 32, with a line parallel with and distant 33.00 feet Northerly from, measured at right angles to the Southerly line of said Section 32; thence Northerly, parallel with the Westerly line of said Section, 167.00 feet; thence Westerly, parallel with the Southerly line of said Section 25.00 feet, to the Westerly line of said Section; thence Northerly, on the Westerly line of said Section to the Southwesterly corner of that certain parcel deeded to the City by deed filed for record March 17,

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1960 as Instrument No. 46; thence North  $89^{\circ} 46' 45''$  East 409.13 feet to an angle point; thence South  $70^{\circ} 48' 30''$  East 145.28 feet, to the Westerly line of that property referred to as Parcel 1 on Record of Survey on file in Book 29 page 95 of Records of Survey, Riverside County Records; thence South, on said Westerly line  $14^{\circ} 49' 45''$  West 543.93 feet to the beginning of a tangent curve concave Southeasterly, having a central angle of  $15^{\circ} 51' 20''$  and a radius of 1,135.00 feet, Southerly a distance of 314.09 feet; thence South  $44^{\circ} 32' 10''$  West 84.85 feet; thence South  $00^{\circ} 27' 50''$  East 11.00 feet to a point on the Northerly line of Arlington Avenue distant 33.00 feet from the center line thereof; thence Westerly, on said Northerly line of Arlington Avenue 282.20 feet, to the point of beginning;

Excepting therefrom all that portion thereof conveyed to the City of Riverside, a municipal corporation recorded August 18, 1978 as Instrument No. 175204.

Said land is also situated in the City of Riverside.

DESCRIPTION APPROVAL  
by *George P. Hutchinson* 1/31/79 by \_\_\_\_\_  
Surveyor

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