

When recorded, mail to:

City of Riverside
3900 Main Street
Riverside, CA 92522

Attn: City Engineer

FOR RECORDERS USE ONLY

RECEIVED FOR RECORD
Min. Past 3 o'clock P.M.
At Request of
CITY OF RIVERSIDE
Book 1979, Page 97175
MAY 11 1979

Recorded in Official Records
of Riverside County, California

[Signature]
Recorder

97175

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

RIVERSIDE
APPROVAL PROPERTY SERVICES-MANAGER
[Signature]
APPROVAL PROPERTY SERVICES
RIVERSIDE, CALIFORNIA

CITY ATTORNEY
RIVERSIDE
CALIFORNIA

COVENANT AND AGREEMENT

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3 THIS COVENANT AND AGREEMENT is made and entered into
4 this 10th day of April, 1979, by CONTINENTAL HOMES INC.
5 the owner of record of the real property situated in the City of
6 Riverside, County of Riverside, State of California, described
7 as follows:

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9 Lots 1, 7, 8, 12, 15 & 16 of tentative tract #8678.
10 See attached full legal description.

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15 For the purpose of complying with the conditions imposed
16 by City of Riverside Resolution No. 13638 for the issuance
17 of sewer connection permits for the construction of single-
18 family dwelling units on the property described above and in
19 consideration for the issuance of sewer connection permits under
20 the allocation for projects utilizing California Housing Finance
21 Agency long-term financing, the undersigned, for itself and its
22 successors and assigns, hereby covenants and agrees with the
23 City of Riverside as follows:

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1. The project to be built on the above-described property will utilize California Housing Finance Agency long-term financing available under the Home Ownership and Home Improvement 1979 Program.
 2. The initial sale by the undersigned of houses built on the above-described property will meet the qualifications for the California Housing Finance Agency Home Ownership and Home Improvement 1979 Program.

C/A-7

97175

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3. The houses built on the above-described property for which sewer connection permits are issued under the California Housing Finance Agency allocations of Section 5 of Ordinance No. 4636 shall not be sold by the undersigned for a period of three years following issuance of building permits therefor except under financing available under the Home Ownership and Home Improvement 1979 Program or successor programs as may be approved by the City Council of the City of Riverside, California.

The undersigned further agrees to furnish the City Attorney or the Planning Director of the City of Riverside or their authorized representatives with such information as to the sale or anticipated sale of the houses built on the above-described property as may be reasonably necessary to determine that the covenants and agreements herein are being met by the undersigned. *

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The City of Riverside may enforce this covenant and agreement in the event the terms hereof are not met by the undersigned or in anticipated breach thereof. Should said City bring suit in court to enforce the terms of this covenant and agreement, the undersigned, its successors and assigns agree to pay to the City, said City's court costs and reasonable attorney's fees.

IN WITNESS WHEREOF the undersigned has caused this covenant and agreement to be executed the day and year first above written.



Continental Homes Inc
Daniel Wenzel - President

Beverly Mae Lammers
(Signatures must be acknowledged before Notary Public to permit recordation)

FORNEY
RIVERSIDE
CALIFORNIA

* This covenant and agreement shall run with the land and shall be binding upon the undersigned, its successors or assignees until such time as the houses built on said above described properties have been sold in accordance with this agreement?-

C/A-7

(DESCRIPTION)

PARCEL 1:

That portion of Lots 3, 4, 5 and 6 in Block 39 of LA GRANADA, as per Map recorded in Book 12, pages 42 to 51, inclusive of Maps, in the office of the County Recorder of said County, shown as Parcel 3 on Record of Survey filed in Book 52, page 35 of Record of Surveys, in the office of the County Recorder of said County.

EXCEPT the Northwestarly 8 feet, from Parcel 3 above described as conveyed to the City of Riverside, by Deed recorded November 10, 1967 as Instrument No. 99325, Official Records.

PARCEL 2:

An easement for drainage and sewage, over the Northerly 10 feet of Parcel 3 on Record of Survey filed in Book 52, page 40 of Record of Surveys, in the office of the County Recorder of said County.

DESCRIPTION APPROVAL
By *George R. Hutchman*, 7/79 by _____
Surveyor