

245504

When recorded mail to:

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

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
AT 2:00 O'CLOCK P.M.**

AUG 26 1988

Recorded in Official Records
of Riverside County, California

William J. Egan
Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Tract 21767-2

12231

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, SUMMIT POINTE ASSOCIATES, a California General Partnership as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation, as Grantee, its successors and assigns, an 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:

Parcel 1

That portion of Lot 34, Tract 21685-2, as shown by map on file in Book 176 of Maps, Pages 26 through 30 inclusive, records of Riverside County, California, being more particularly described as follows:

BEGINNING at the southeast corner of said Lot 34, being also on the East line of Section 7, Township 3 South, Range 4 West, San Bernardino Base and Meridian;

THENCE North 00° 15' 02" West, along the East line of said Lot 34, being also along the East line of said Section 7, a distance of 75.00 feet;

THENCE South 89° 44' 58" West, a distance of 25.00 feet;

THENCE South 00° 15' 02" East, a distance of 75.47 feet, to the South line of said Lot 34, being also the North line of Lot 39, of said Tract 21685-2;

245504

THENCE North 88° 40' 26" East, along the South line of said Lot 34, being also along the North line of said Lot 39, a distance of 25.00 feet, to the POINT OF BEGINNING.

Parcel 2

That portion of Lot 39, Tract 21685-2, as shown by map on file in Book 176 of Maps, Pages 26 through 30 inclusive, records of Riverside County, California, being more particularly described as follows:

BEGINNING at the northeast corner of said Lot 39, being also on the East line of Section 7, Township 3 South, Range 4 West, San Bernardino Base and Meridian;

THENCE South 00° 15' 02" East, along the East line of said Lot 39, being also along the East line of said Section 7, a distance of 30.00 feet;

THENCE North 40° 30' 04" West, a distance of 38.69 feet, to a point on the North line of said Lot 39, being also on the South line of Lot 34, of said Tract 21685-2;

THENCE North 88° 40' 26" East, along the North line of said Lot 39, being also along the South line of said Lot 34, a distance of 25.00 feet, to the POINT OF BEGINNING.

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 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.

DESCRIPTION APPROVAL 7/5/55
by [Signature]
SURVEYOR, CITY OF RIVERSIDE

245504

Dated 7/1/88

SUMMIT POINTE ASSOCIATES, a California General Partnership

By: WOODCREST DEVELOPMENT OF RIVERSIDE, INC., a California Corporation, General Partner

By Jeffrey R. Moore
Title Request

By _____
Title _____

APPROVED AS TO FORM
Kathleen M. Engel
ASST. CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 7/1/88

[Signature]
Title _____

311.1/m - SURVEY.637/a

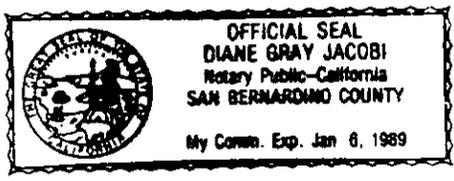
STATE OF CALIFORNIA }
COUNTY OF Riverside } ss.

On this 7th day of July in the year 1988
before me, the undersigned, a Notary Public in and for said State, personally appeared
Jeffrey R. Moore

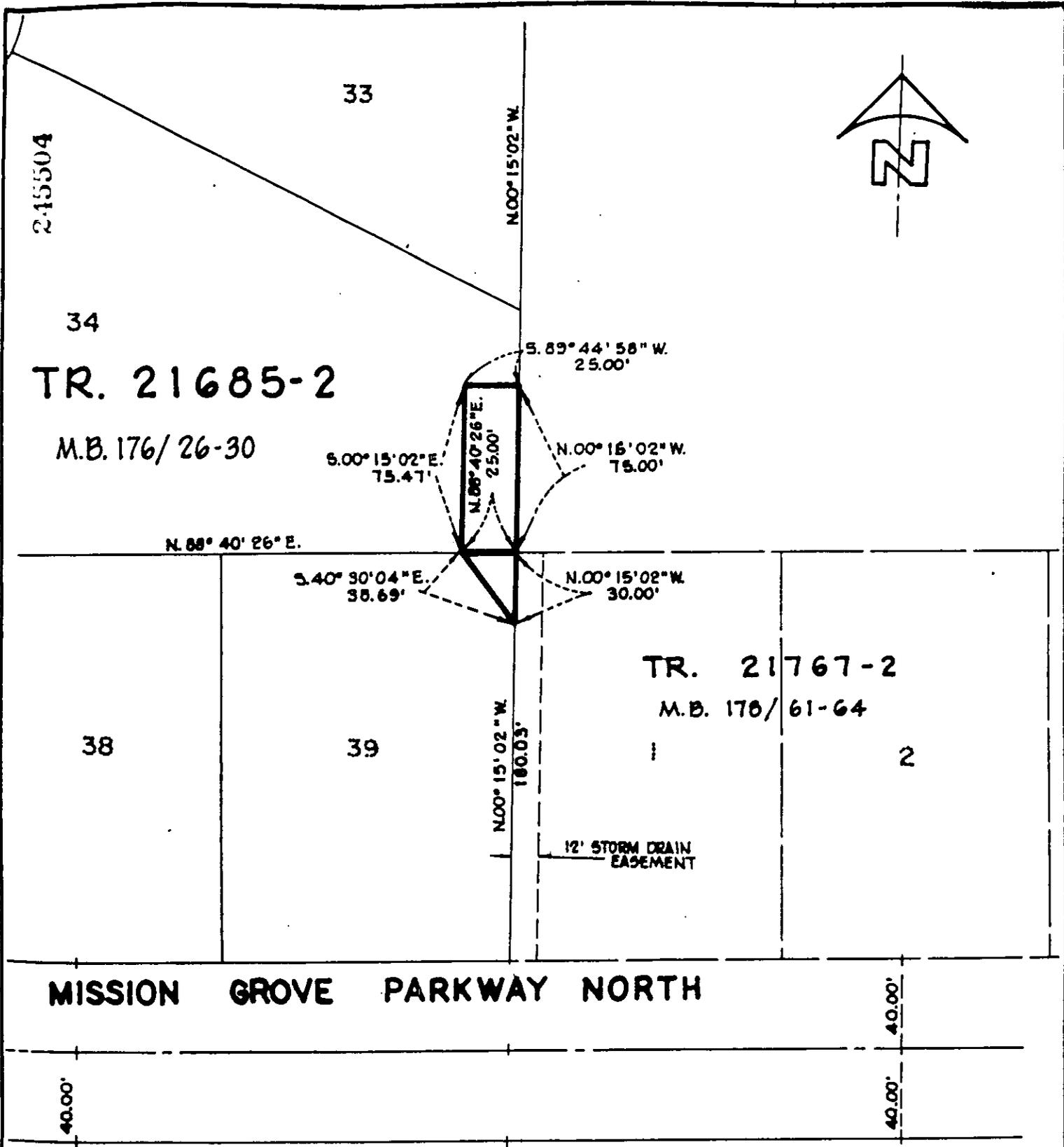
_____ personally known to me
(or proved to me on the basis of satisfactory evidence) to be the person who executed the
within instrument on behalf of the SPA Partnership named therein and acknow-
ledged to me that the Managing Partnership executed it

WITNESS my hand and official seal

Diane Gray Jacobi
Notary Public in and for said State



ACKNOWLEDGMENT—General or Limited Partnership—Wolcotts Form 236CA—Rev 5-82
1982 WOLCOTTS INC (Price class B-2)



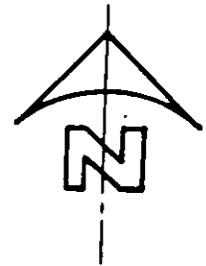
2-15504

33

34

TR. 21685-2

M.B. 176/26-30



N.00° 15' 02" W.

S. 89° 44' 58" W.
25.00'

S. 00° 15' 02" E.
75.47'

N. 88° 40' 26" E.
25.00'

N. 00° 15' 02" W.
75.00'

N. 88° 40' 26" E.

S. 40° 30' 04" E.
35.69'

N. 00° 15' 02" W.
30.00'

TR. 21767-2

M.B. 176/61-64

38

39

N. 00° 15' 02" W.
180.03'

12' STORM DRAIN
EASEMENT

MISSION GROVE PARKWAY NORTH

40.00'

40.00'

40.00'

• 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

3006

SCALE: 1" = 60'

DRAWN BY ALC DATE 05/01/02

SUBJECT S.D. EASE'NT LINE "D"

12231