

446729

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

Min. Post. 2 o'clock P.M.

DEC 21 1989

Recorded in Official Records of Riverside County, California

William S. Sperry
Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Tract 22759
Landscape/Block Wall

12597

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, L.N.C. PROPERTIES, LTD., NO. 11, a California Limited 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 landscape and wall, 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:

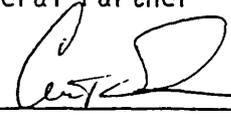
SEE EXHIBIT "A" ATTACHED

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 landscape and wall.

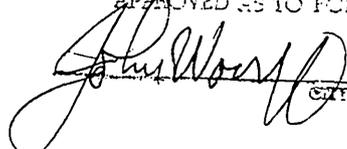
Dated 12/4/89

L.N.C. PROPERTIES, LTD., NO. 11,
a California Limited Partnership

By: PREMIER HOMES, INC.
A California Corporation,
General Partner

By  CURT ENSIGN
Title DIRECTOR OF OPERATIONS

By B. D'Elain
Title SA - V.P.

APPROVED AS TO FORM

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 12/21/89


Title Property Services Manager

0883u/a

CSL ENGINEERING, INC.
119 N. MAPLE STREET, SUITE "N"
CORONA, CALIFORNIA 91720
DATE: NOVEMBER 7, 1989

SHEET 1 OF 2 SHEETS
FILE: D:\180ESMT.LGL
JOB NUMBER 180X

EXHIBIT "A"

LEGAL DESCRIPTION FOR THE DEDICATION
OF A LANDSCAPE AND WALL EASEMENT
TO THE CITY OF RIVERSIDE

That portion of Lot 60, of Tract 22759, in the City of Riverside,
County of Riverside, State of California, as shown on a map in
Book 197, Pages 72 through 75, inclusive, of Maps, records of
said County and State, described as follows:

Commencing at the most Southerly point in said Lot also being the
most Southwesterly terminus of the Southeasterly Lot line of said
line having a bearing of "North 50'49'08" East" and a distance of
"108.37 feet";

Thence North 50'49'08" East 98.57 feet along said Southeasterly
Lot line to the TRUE POINT OF BEGINNING of said Easement;

Thence continuing North 50'49'08" East 9.80 feet along said line
to the most Easterly corner of said Lot;

Thence North 16'04'48" West 25.46 feet along the Easterly Lot
line of said Lot to an angle point in said Lot;

Thence South 13'47'50" West 24.78 feet to a point therein;

Thence South 39'10'52" East 8.50 feet to the TRUE POINT OF
BEGINNING of said Easement.

Area = 198.759 sq ft or 0.00456 Acres

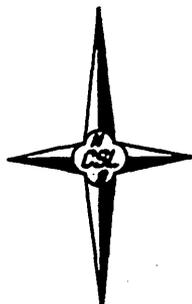
EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF.

PREPARED UNDER THE SUPERVISION OF
DATE: NOVEMBER 20, 1989

David E. Coryell
DAVID E. CORYELL, RCE 31574
EXPIRES: DEC. 31, 1992



DESCRIPTION APPROVAL 11/24/89
George P. Hutchinson
SURVEYOR, CITY OF RIVERSIDE

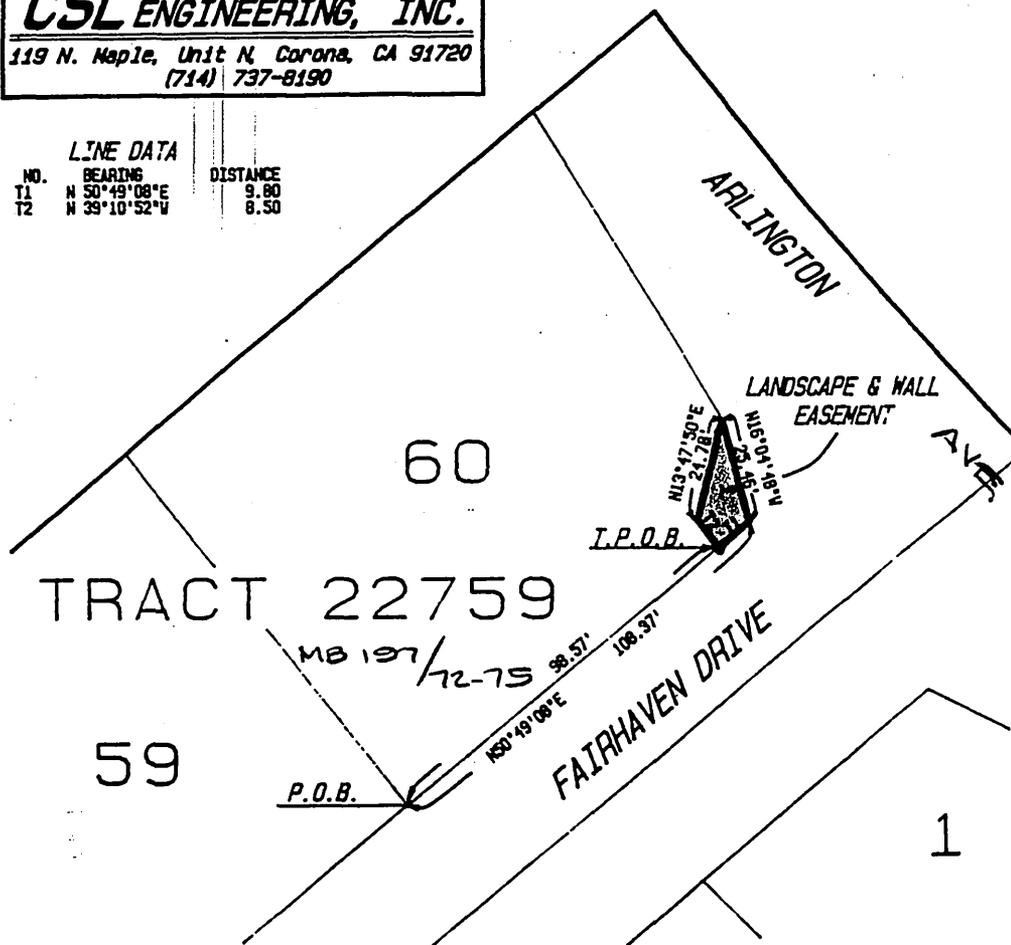


SCALE: 1" = 40'

EXHIBIT "B"

CSL ENGINEERING, INC.
 119 N. Maple, Unit N, Corona, CA 91720
 (714) 737-8190

| LINE DATA | | |
|-----------|--------------|----------|
| NO. | BEARING | DISTANCE |
| T1 | N 50°49'08"E | 9.80 |
| T2 | N 39°10'52"W | 8.50 |



• 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

6/21

SCALE: 1" = N/A

DRAWN BY CSL DATE 11-16-89

SUBJECT T-22759