

107

When recorded mail to:

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

512449

**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 12:00 O'CLOCK

DEC 23 1993

Recorded in Official Records  
of Riverside County, California

Recorder  
Fees \$  
*[Signature]*

FOR RECORDER'S OFFICE USE ONLY

Project: **PUE-93-129**

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **CANYON SPRINGS NORTH VENTURE**, a California general partnership, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation of the State of California, 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 **electrical energy distribution facilities**, together with all necessary appurtenances, in, under, upon, over and along that certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

**THOSE** portions of Parcels 67, 68, 70 and 71 of Parcel Map 19617, as shown by map on file in Book 128 of Parcel Maps, pages 91 through 103 thereof, records of Riverside County, California, described as follows:

Parcel 1

**THAT** portion of said Parcels 70 and 71 of said Parcel Map 19617 described as follows:

**BEGINNING** at the most northerly corner of Parcel "D" of Certificate of

13622

Compliance recorded January 22, 1990, as Instrument No.25707 of Official Records of Riverside County, California; said corner also being a point in the southerly line of Canyon Springs Parkway (Lot "H") of said Parcel Map 19617;

**THENCE** South  $09^{\circ}36'20''$  West, 31.99 feet;

**THENCE** North  $46^{\circ}26'19''$  West, 60.24 feet to a point in said southerly line of said Canyon Springs Parkway; said point being in a non tangent curve concave northerly and having a radius of 755.00 feet; the radial line to said point bears South  $13^{\circ}24'00''$  West;

**THENCE** easterly, along said curve, an arc length of 50.00 feet through a central angle of  $03^{\circ}47'40''$  to said **POINT OF BEGINNING**.

### Parcel 2

**THAT** portion of said Parcel 68 of said Parcel Map 19617 described as follows:

**COMMENCING** at the most westerly corner of Parcel "D" of said Certificate of Compliance recorded January 22, 1990;

**THENCE** South  $57^{\circ}26'18''$  East 135.10 feet to the **TRUE POINT OF BEGINNING**;

**THENCE** North  $62^{\circ}59'57''$  East, 10.24 feet;

**THENCE** South  $15^{\circ}00'00''$  East, 34.08 feet to a point in a non tangent curve concave southerly and having a radius of 700 feet; the radial line to said point bears North  $20^{\circ}02'29''$  West;

**THENCE** westerly, along said curve, an arc length of 10.05 feet through a central angle of  $00^{\circ}49'20''$ ;

**THENCE** North  $15^{\circ}00'00''$  West, 32.90 feet to said **TRUE POINT OF BEGINNING**.

### Parcel 3

**THOSE** portions of Parcels 67, 68 and 71 of said Parcel Map 19617 described as follows:

**COMMENCING** at said most westerly corner of said Parcel "D" of Certificate

of Compliance recorded January 22, 1990;

**THENCE** South  $09^{\circ}36'20''$  West, 31.99 feet;

**THENCE** South  $32^{\circ}33'42''$  West, 188.67 feet to the **TRUE POINT OF BEGINNING**;

**THENCE** continuing South  $32^{\circ}33'42''$  West, 49.00 feet;

**THENCE** North  $57^{\circ}26'18''$  West, 200.00 feet

**THENCE** South  $77^{\circ}33'42''$  West, 23.84 feet;

**THENCE** North  $57^{\circ}26'18''$  West, 42.72 feet;

**THENCE** South  $32^{\circ}33'42''$  West, 390.00 feet;

**THENCE** North  $77^{\circ}33'42''$  East, 20.00 feet;

**THENCE** South  $12^{\circ}26'18''$  East, 10.00 feet;

**THENCE** South  $77^{\circ}33'42''$  West, 30.00 feet;

**THENCE** South  $32^{\circ}33'42''$  West, 17.00 feet;

**THENCE** South  $57^{\circ}26'18''$  East, 30.00 feet;

**THENCE** South  $32^{\circ}33'42''$  West, 10.00 feet;

**THENCE** North  $57^{\circ}26'18''$  West, 30.00 feet;

**THENCE** South  $32^{\circ}33'42''$  West, 100.00 feet;

**THENCE** South  $06^{\circ}40'44''$  West, 68.72 feet to a point in a non tangent curve concave northerly and having a radius of 550.00 feet; the radial line to said point bears North  $01^{\circ}54'37''$  East; said point being in the northerly line of Campus Parkway (Lot "G") of said Parcel Map 19617;

**THENCE** westerly, along said curve, an arc length of 10.03 feet through a central angle of  $01^{\circ}02'41''$ ;

**THENCE** North  $06^{\circ}40'44''$  East, 71.76 feet;

**THENCE** North  $32^{\circ}33'42''$  East, 543.44 feet;

THENCE South 57°26'18" East, 48.58 feet;

THENCE North 77°33'42" East, 23.84 feet;

THENCE South 57°26'18" East, 182.14 feet;

THENCE North 32°33'42" East, 39.00 feet;

THENCE South 57°26'18" East, 22.00 feet to said TRUE 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 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 electrical energy distribution facilities.

Dated December 7, 1993

CANYON SPRINGS NORTH VENTURE,  
a California general partnership

by *Mark A. Thompson*  
Mark A. Thompson  
title General Partner  
by *Jay C. Self*  
Jay C. Self  
title General Partner

DESCRIPTION APPROVAL 12/1/93  
*W. H. ...* by WF  
SURVEYOR, CITY OF RIVERSIDE



GENERAL ACKNOWLEDGEMENT

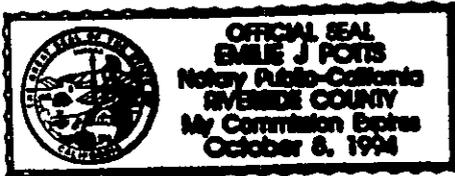
State of California }  
County of Riverside } ss

On December 7, 1993, before me Emilie J. Potts  
(date) (name)

a Notary Public in and for said State, personally appeared

Mark A. Thompson and Jay C. Self -----  
Name(s) of Signer(s)

personally known to me - OR -  proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

*Emilie J. Potts*  
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- ( ) Attorney-in-fact
- ( ) Corporate Officer(s)

Title \_\_\_\_\_

Title \_\_\_\_\_

- ( ) Guardian/Conservator
- ( ) Individual(s)
- ( ) Trustee(s)
- ( ) Other

- (X) Partner(s)
- (X) General
- ( ) Limited

The party(ies) executing this document is/are representing:  
Canyon Springs North Venture

CONSENT TO RECORDATION

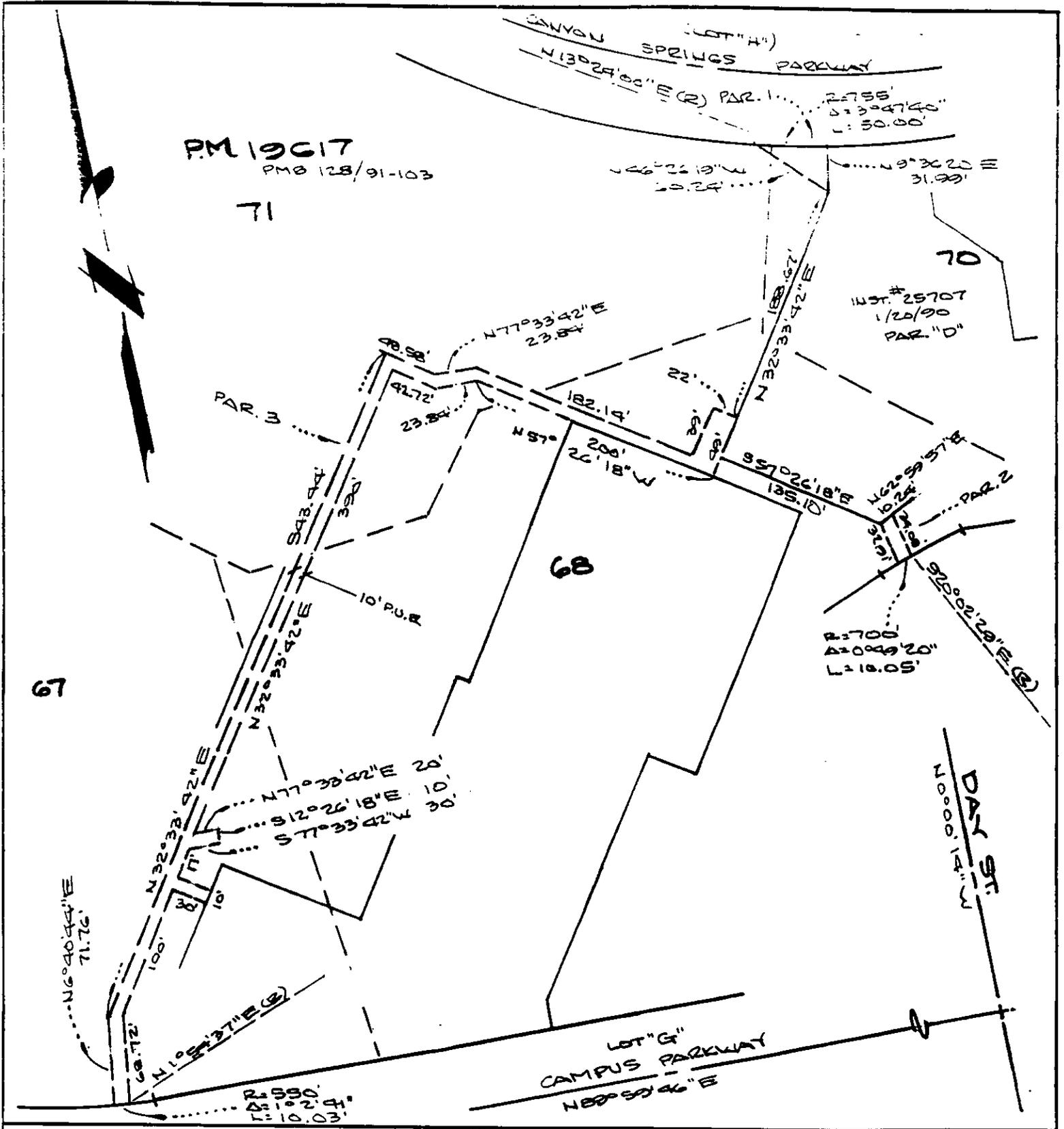
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 12/14/93 \_\_\_\_\_

*Patricia Head*  
Real Property Services Manager  
of the City of Riverside

pue93129.csn

APPROVED AS TO FORM  
*Stan T. Yamamoto*  
Stan T. Yamamoto, City Attorney



• 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

11/21-2

SCALE: 1" = 100'

DRAWN BY WF DATE 11/30/93

SUBJECT PUE - 93-129