

247665

Recording Requested By  
CHICAGO TITLE COMPANY

RECEIVED FOR RECORD  
AT 8:00AM

When recorded mail to:

JUN 17 1998

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

Recorded in Official Records  
of Riverside County, California

Recorder 0  
Fees \$ 0



FREE RECORDING

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

FOR RECORDER'S OFFICE USE ONLY

Project: Arlington Avenue Underpass  
@ B.N.S.F. RR.  
A.P.N. 229-140-003

D - 14226

822 4113 - K22

GRANT OF EASEMENT

ROSALYN LYON BOWLES, a married woman, who acquired title as ROSALYN LYON JONES YARNELL, as her separate property, as to an undivided one-fourth interest, and ROSALYN LYON BOWLES, who acquired title as ROSALYN LYON JONES YARNELL and THOMAS LYON JONES, Co-Trustees under the testamentary Trust of William T. Jones, deceased, as to an undivided one-fourth interest, as Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby grant 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 *public street and highway purposes*, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, 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:

That portion of Lots 2, 3 and 4 in Block 11 of Orange Acres No. 3, as shown by map on file in Book 16, Page 47 of Maps, records of Riverside County, California, described as follows:

**BEGINNING** at the most northwesterly corner of Parcel No. 2 of Record of Survey on file in Book 31, Page 47 of record of Surveys, records of said Riverside County;

**THENCE** South 89°50'00" West, along the northerly line of said Lot 2 and 3, a distance of 75.00 feet to an angle point in the northerly line of said Lot 3;

**THENCE** South 61°40'00" West, along the northwesterly line of said Lot 3, a distance of 12.39 feet;

**THENCE** North 88°04'09" East, a distance of 85.96 feet to the westerly line of said Parcel No.2;

**THENCE** North 0°10'00" West, along said westerly line, a distance of 3.20 feet to the **POINT OF BEGINNING**.

Area - 357 square feet.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

Mark S. Brown 12/11/97 Prep. Yop  
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/99



Dated March 4, 1998

Rosalyn Lyon Bowles  
ROSALYN LYON BOWLES

I am the husband of Rosalyn Lyon Bowles, and I hereby consent and join in granting the easement hereinabove described to the City of Riverside, a municipal corporation of the State of California, as Grantee, and I hereby release and quitclaim any community property interest that I may have in said easement to said Grantee.

Decensed  
(signature)

\_\_\_\_\_  
(print name)

Dated March 4, 1998

ROSALYN LYON BOWLES and THOMAS LYON JONES, as Co-Trustees under the testamentary Trust of William T. Jones, deceased

Rosalyn Lyon Bowles  
ROSALYN LYON BOWLES, Co-Trustee

Thomas Lyon Jones  
THOMAS LYON JONES, Co-Trustee

GENERAL ACKNOWLEDGEMENT

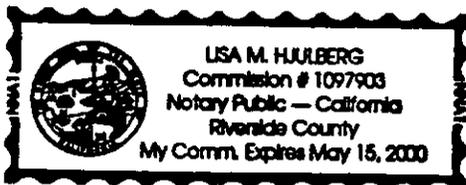
State of California }  
County of Riverside }<sup>ss</sup>

On 3-4-98, before me Lisa M. Hjulberg  
(date) (name)

a Notary Public in and for said State, personally appeared

Rosalyn Lyon Bowles and Thomas Lyon Jones  
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.

Lisa M. Hjulberg  
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

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

Title \_\_\_\_\_

Title \_\_\_\_\_

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

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

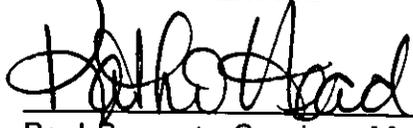
The party(ies) executing this document is/are representing:

**CERTIFICATE OF ACCEPTANCE  
(Government Code Section 27281)**

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 3/10/98

**CITY OF RIVERSIDE**

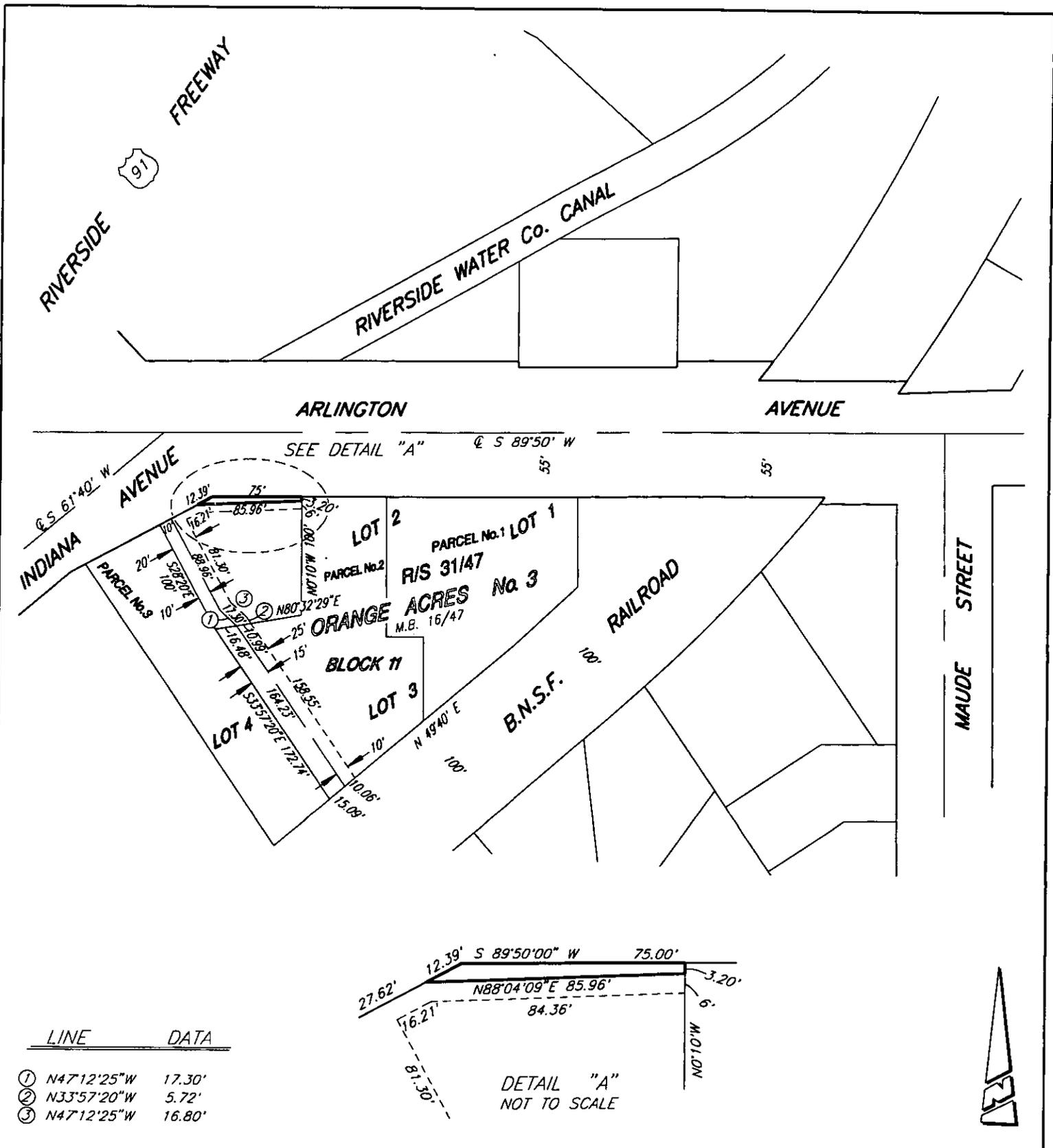


Real Property Services Manager  
of the City of Riverside

APPROVED AND FORWARDED

ARLUP10A.DED

APPROVED AND FORWARDED  
3/16/98  
ASSISTANT 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

54-5

SCALE: N.T.S.

DRAWN BY: Kgs 12/9/97

SUBJECT: ARLINGTON AVENUE UNDERPASS