

When recorded mail to:

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

389099

RECEIVED FOR RECORD
AT 8:00AM

SEP 14 1998

Recorded in Official Records
of Riverside County, California
Recorder
Fees \$ _____

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

D- 14260

Project: **Waterline Relocation**
3850 Tyler Street
"Hometown Buffet"

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **ROBERT F. BEAUCHAMP, a married man, as his sole and separate property, as Lessee; CHARLES SUTTONI, as successor by will to Mary Bisceglia; JOAN M. SUTTONI, Executor of Estate of Michael Lawrence Suttoni, as successor by will to Mary S. Bisceglia; and ANTHONY B. TIRICO, sole Trustee of the Hilda B. Tirico Trust UDT August 14, 1986, amended November 18, 1991, as successor to Dr. Joseph G Tirico and Mary Tirico aka Hilda B. Tirico and aka Mary Hilda Tirico, all as their individual interests appear of record,** as Grantors, 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 the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of **waterline facilities,** together with all necessary appurtenances, in, under, upon, over and

along that certain real property as described in *Exhibit "A"* attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

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 *waterline facilities*.

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 _____

Real Property Services Manager
of the City of Riverside

hbuffet.wtr

APPROVED AS TO FORM

Kathleen M. Dwyer
ASST. CITY ATTORNEY

Dated 4/28/98

Robert F. Beauchamp
ROBERT F. BEAUCHAMP, Lessee

GENERAL ACKNOWLEDGEMENT

State of California }
County of Orange } ss

On 4/28/98, before me Carole P. Rayburn
(date) (name)

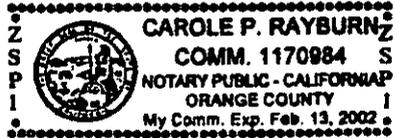
a Notary Public in and for said State, personally appeared

Robert F. Beauchamp
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.

Carole P. Rayburn



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:

Dated 13 April 1998

Charles Suttoni, as successor by will to
Mary Bisceglia

Charles Suttoni
CHARLES SUTTONI

GENERAL ACKNOWLEDGEMENT

State of New York }
County of New York } ss

On April 13, 98, before me Paulette Manos
(date) (name)

a Notary Public in and for said State, personally appeared

Charles Suttoni
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.

Paulette Manos
PAULETTE MANOS
Notary Public, State of New York
No. 41-4968100
Qualified in Queens County
Commission Expires April 16, 2000

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:

Dated 4-10-98

Joan M. Suttoni, Executor of Estate of Michael Lawrence Suttoni, as successor by will to Mary S. Bisceglia

Joan M. Suttoni, Executor of the Estate of Michael Lawrence Suttoni, as successor by will to Mary S. Bisceglia
JOAN M. SUTTONI

GENERAL ACKNOWLEDGEMENT

State of SC ~~California~~ }
County of York } ss

On 4-10-98, before me Melinda York
(date) (name)

a Notary Public in and for said State, personally appeared

Joan M. Suttoni
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.

Melinda York
My Commission Expires February 25, 2007

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:

Dated April 13, 1998

Anthony B. Tirico, Sole Trustee of the Hilda B. Tirico Trust UDT August 14, 1986, amended November 18, 1991, as successor to Dr. Joseph G. Tirico and Mary Tirico aka Hilda B. Tirico and aka Mary Hilda Tirico

Anthony B. Tirico
ANTHONY B. TIRICO

GENERAL ACKNOWLEDGEMENT

State of Oregon }
County of California } ss
County of Grant }

On 4-13-98, before me Leslie Lindley
(date) (name)

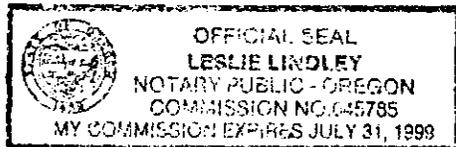
a Notary Public in and for said State, personally appeared

Anthony B. Tirico
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.

Leslie Lindley



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:

EXHIBIT "A"

That portion of Lot 9 in Block 35 of the Lands of the Riverside Land and Irrigating Company, as shown by map on file in Book 1 Page 70 of maps, Records of Riverside County, California, described as follows:

Commencing at the most southerly corner of said Lot 9;

Thence North $34^{\circ} 16' 55''$ West along the southwesterly line of said Lot 9, a distance of 49.00 feet to the centerline of Parcel 1 of that certain waterline easement (30.00 feet wide) conveyed to the City of Riverside by deed recorded March 7, 1980 as Instrument No. 45303, Official Records of Riverside County, California;

Thence North $55^{\circ} 44' 45''$ East along said centerline, a distance of 220.56 feet to an angle point thereon;

Thence North $34^{\circ} 15' 15''$ West along said centerline, a distance of 59.00 feet to an angle point thereon;

Thence North $55^{\circ} 44' 45''$ East along said centerline, a distance of 258.99 feet to a point thereon;

Thence North $34^{\circ} 15' 15''$ West, a distance of 15.00 feet for the TRUE POINT OF BEGINNING, said point being on the northwesterly line of said Parcel 1;

Thence continuing North $34^{\circ} 15' 15''$ West, a distance of 24.36 feet;

Thence North $55^{\circ} 44' 45''$ East, a distance of 38.72 feet;

Thence South $34^{\circ} 15' 15''$ East, a distance of 38.42 feet;

Thence North $55^{\circ} 44' 45''$ East, a distance of 20.00 feet;

Thence North $34^{\circ} 15' 15''$ West, a distance of 38.42 feet;

Thence North $55^{\circ} 44' 45''$ East, a distance of 96.70 feet to a point on the southwesterly line of that certain parcel of land conveyed to the City of Riverside by deed recorded May 4, 1979 as Instrument No. 91658, Official Records of Riverside County, California;

Thence North $34^{\circ} 15' 50''$ West along said southwesterly line, a distance of 40.00 feet;

Thence South $55^{\circ} 44' 45''$ West, a distance of 20.00 feet;

Thence South $34^{\circ} 15' 15''$ East, a distance of 10.00 feet;

Thence South 55° 44' 45" West, a distance of 11.01 feet;

Thence North 34° 15' 15" West, a distance of 10.00 feet;

Thence South 55° 44' 45" West, a distance of 20.00 feet;

Thence South 34° 15' 15" East, a distance of 10.00 feet;

Thence South 55° 44' 45" West, a distance of 134.40 feet;

Thence South 34° 15' 15" East, a distance of 54.36 feet to a point on said northwesterly line of Parcel 1 so conveyed as aforesaid;

Thence North 55° 44' 45" East along said northwesterly line, a distance of 30.00 feet to the true point of beginning.

Containing 0.17 acres, more or less.

PREPARED UNDER MY SUPERVISION

Matthew E. Webb
Matthew E. Webb, L.S. 5529

2/2/98
Date



Prepared by: [Signature]
Checked by: [Signature]

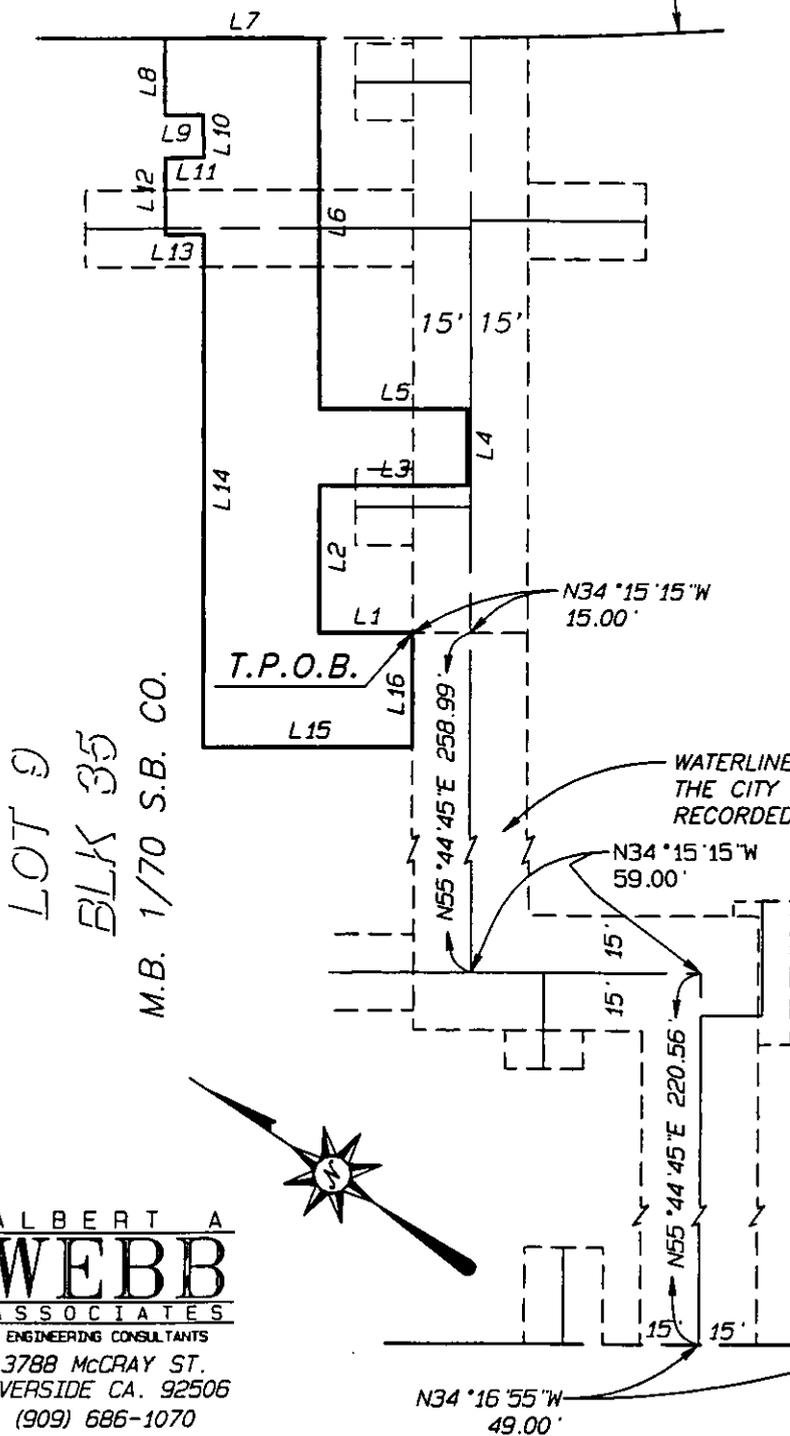
DESCRIPTION APPROVAL 2/3/98
[Signature] by VE
SURVEYOR, CITY OF RIVERSIDE

C.L.

55'

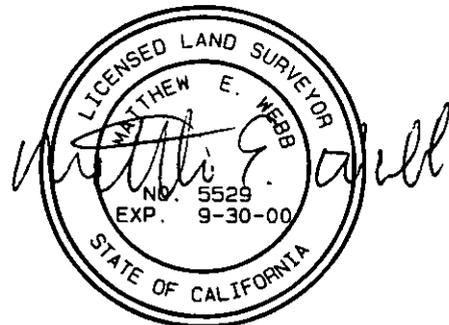
TYLER STREET

SOUTHWESTERLY LINE OF PARCEL CONVEYED TO CITY OF RIVERSIDE BY DEED RECORDED 5/4/79 AS INSTR. NO. 91658, O.R.



LINE	BEARING	DISTANCE
L1	N34°15'15"W	24.36'
L2	N55°44'45"E	38.72'
L3	N34°15'15"W	38.42'
L4	N55°44'45"E	20.00'
L5	N34°15'15"W	38.42'
L6	N55°44'45"E	96.70'
L7	N34°15'50"W	40.00'
L8	N55°44'45"E	20.00'
L9	N34°15'15"W	10.00'
L10	N55°44'45"E	11.01'
L11	N34°15'15"W	10.00'
L12	N55°44'45"E	20.00'
L13	N34°15'15"W	10.00'
L14	N55°44'45"E	134.40'
L15	N34°15'15"W	54.36'
L16	N55°44'45"E	30.00'

WATERLINE EASEMENT GRANTED TO THE CITY OF RIVERSIDE BY DEED RECORDED 3/7/80 INSTR. NO. 45303, O.R.



P.O.C.
MOST S'LY.
COR. LOT 9

ALBERT A
WEBB
ASSOCIATES
ENGINEERING CONSULTANTS
3788 MCCRAY ST.
RIVERSIDE CA. 92506
(909) 686-1070

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 97-157

SCALE: 1" = 50'

DRWN BY AW DATE 1/20/98
CHKD BY AW DATE 1/20/98

SUBJECT: 30' WATER EASEMENT

65-7