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When recorded mail to:

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

RECEIVED FOR RECORD  
AT 8:00AM

JAN 27 1999

Recorded in Official Records  
of Riverside County, California

Recorder

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: Auto Center, Parcel 31

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KB

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KB

GRANT OF EASEMENT

14328

Mark A. Arena, an unmarried man, and Philip and Florence A. Jones, husband and wife, 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 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.

Dated MAY 14 1998

Mark A. Arena  
Mark A. Arena

Dated 5/18/98

Philip Jones  
Philip Jones

Dated 5/18/98

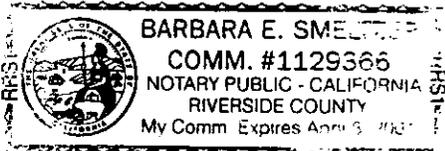
Florence A. Jones  
Florence A. Jones

State of California  
County of Riverside

On 5/18/98 before me, Barbara E. Smeltzer  
(DATE) (NAME/TITLE OF OFFICER-i.e., "JANE DOE, NOTARY PUBLIC")  
personally appeared Philip Jones & Florence  
A. 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.

(SEAL)

Barbara E. Smeltzer  
(SIGNATURE OF NOTARY)

**ATTENTION NOTARY**

The information requested below and in the column to the right is **OPTIONAL**. Recording of this document is not required by law and is also optional. It could, however, prevent fraudulent attachment of this certificate to any unauthorized document.

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:  
Title or Type of Document \_\_\_\_\_  
Number of Pages \_\_\_\_\_ Date of Document \_\_\_\_\_  
Signer(s) Other Than Named Above \_\_\_\_\_

RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

INDIVIDUAL(S)  
 CORPORATE \_\_\_\_\_

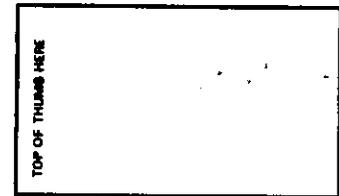
OFFICER(S) \_\_\_\_\_ (TITLE)

PARTNER(S)  LIMITED  
 GENERAL

ATTORNEY IN FACT  
 TRUSTEE(S)  
 GUARDIAN/CONSERVATOR  
 OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
(Name of Person(s) or Entity(ies))

RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

INDIVIDUAL(S)  
 CORPORATE \_\_\_\_\_

OFFICER(S) \_\_\_\_\_ (TITLE)

PARTNER(S)  LIMITED  
 GENERAL

ATTORNEY IN FACT  
 TRUSTEE(S)  
 GUARDIAN/CONSERVATOR  
 OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
(Name of Person(s) or Entity(ies))

GENERAL ACKNOWLEDGEMENT

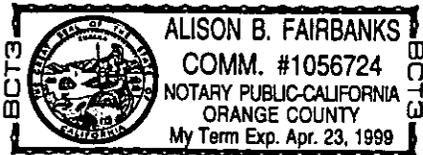
State of California }  
County of orange } ss

On May 14, 1998, before me Alison B. Fairbanks  
(date) (name)

a Notary Public in and for said State, personally appeared

Mark A. Arena  
Name(s) of Signer(s)

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



WITNESS my hand and official seal.

Alison B. Fairbanks

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 1/22/99

APPROVED AS TO FORM  
STAN T YAMAMOTO, CITY ATTORNEY

BY [Signature] 6/15/98  
aacpar31.doc Legal Department

CITY OF RIVERSIDE

[Signature]  
Real Property Services Manager  
of the City of Riverside

## EXHIBIT A

PARCEL 31  
A.P.N. 231-164-002

THAT PORTION OF LOT 10 OF JONES TRACT AS SHOWN BY MAP ON FILE IN MAP BOOK 24 PAGE 35 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST EASTERLY CORNER OF SAID LOT 10;

THENCE NORTH 34°00'11" WEST ALONG THE NORTHEASTERLY LINE OF SAID LOT 10, A DISTANCE OF 40 FEET;

THENCE SOUTH 56°00'11" WEST, PARALLEL WITH THE SOUTHEASTERLY LINE OF SAID LOT 10, A DISTANCE OF 35.00 FEET;

THENCE SOUTH 34°00'11" EAST, PARALLEL WITH SAID NORTHEASTERLY LINE, A DISTANCE OF 40.00 FEET TO SAID SOUTHEASTERLY LINE;

THENCE NORTH 56°00'11" EAST, A DISTANCE OF 35.00 FEET, TO THE POINT OF BEGINNING.

AREA 1400 SQUARE FEET

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

 10/3/97 Prep.   
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/99



AACPAR31.DSC

