

When recorded mail to:

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

DOC # 1999-518320

11/24/1999 08:00A Fee:NC

Page 1 of 4

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



FREE RECORDING

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

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A	R	L	COPY	LONG	REFUND	NCHG	EXAM		

Project: Auto Center, Parcel 67(A)

D - 14503

GRANT OF EASEMENT



G & J Properties, a California partnership, 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 10-19-99

G & J Properties, a California partnership

By [Signature]
S. H. MOSS III

Title partner

By _____

Title _____

GENERAL ACKNOWLEDGEMENT

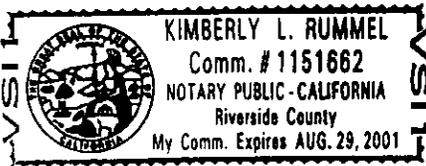
State of California }
County of RIVERSIDE } ss

On 10-19-99, before me Kimberly L. Rummel
(date) (name)

a Notary Public in and for said State, personally appeared

J. A. Moss III
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

[Handwritten Signature]
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:
G&J Properties

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 11/17/99

CITY OF RIVERSIDE

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

APPROVED AS TO FORM

AACPAR67.DOC

[Handwritten Signature] 9/15/99
CAROLYN CONFER
ASSISTANT CITY ATTORNEY



1999-518320
11/24/1999 08:06P
2 of 4

EXHIBIT A

PARCEL 67(A)
A.P.N. 231-231-001

THAT PORTION OF LOT 3 OF TRACT 2876 ON FILE IN MAP BOOK 51, PAGES 74 THROUGH 76 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST WESTERLY INTERSECTION OF THE CENTERLINES OF MOTOR CIRCLE AND AUTO DRIVE AS SHOWN ON SAID MAP;

THENCE NORTH 56°00'13" EAST ALONG SAID CENTERLINE OF AUTO DRIVE A DISTANCE OF 201.31 FEET;

THENCE NORTH 33°59'47" WEST AT RIGHT ANGLES TO SAID CENTERLINE OF AUTO DRIVE, A DISTANCE OF 47.00 FEET TO A POINT ON THE NORTHWESTERLY LINE OF A STREET AND HIGHWAY EASEMENT GRANTED TO THE CITY OF RIVERSIDE BY DOCUMENT RECORDED JANUARY 27, 1999 AS INSTRUMENT 032190, OFFICIAL RECORDS OF SAID COUNTY, AND THE POINT OF BEGINNING;

THENCE CONTINUING NORTH 33°59'47" WEST A DISTANCE OF 9.75 FEET TO A LINE PARALLEL WITH AND 9.75 FEET NORTHWESTERLY AS MEASURED AT RIGHT ANGLES FROM SAID NORTHWESTERLY LINE;

THENCE SOUTH 56°00'13" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 22.00 FEET;

THENCE SOUTH 33°59'47" EAST A DISTANCE OF 9.75 FEET TO SAID NORTHWESTERLY LINE;

THENCE NORTH 56°00'13" EAST ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 22.00 FEET TO THE POINT OF BEGINNING.

AREA: 215 SQUARE FEET

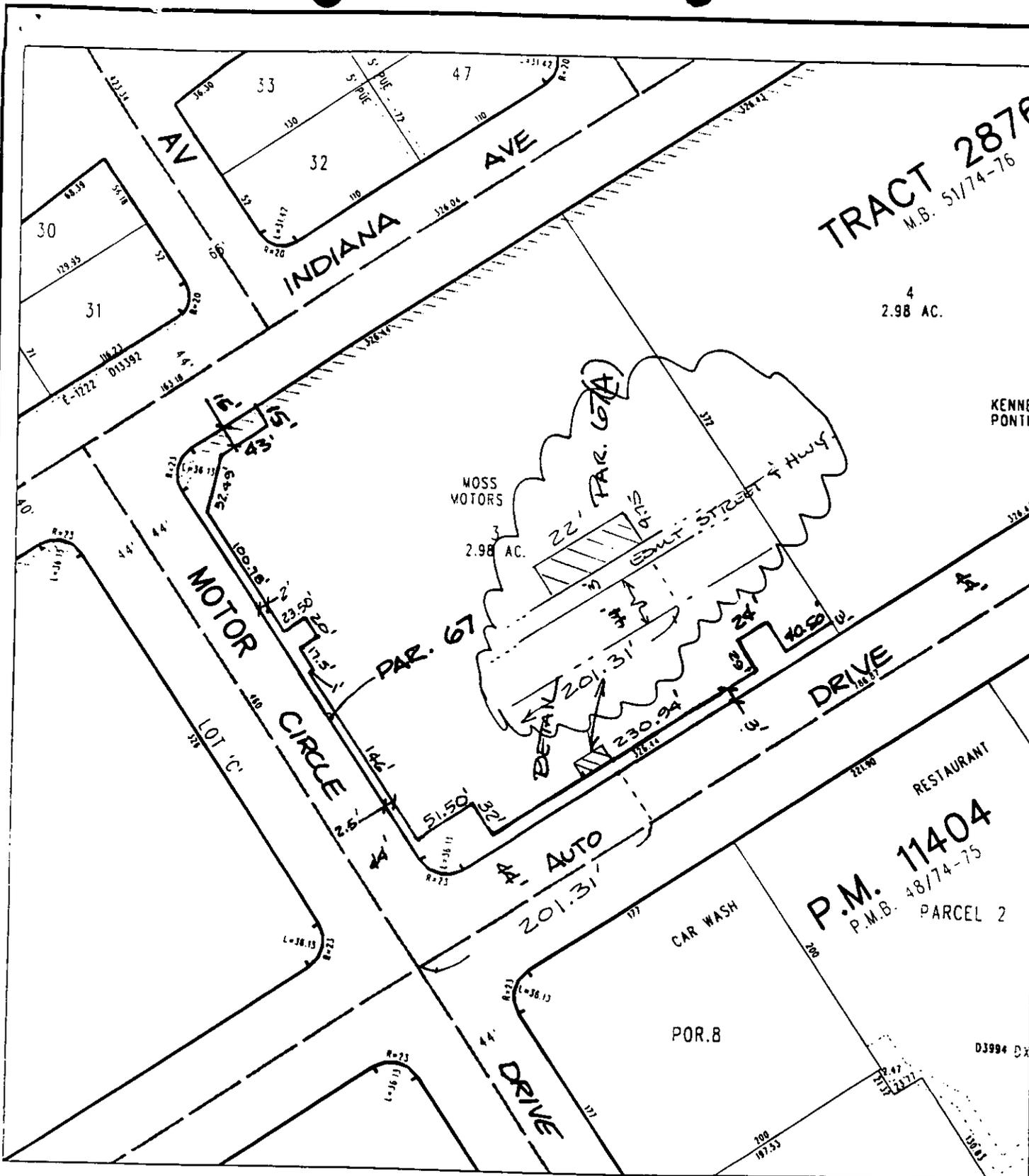
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



Mark S. Brown, L.S. 5655
License Expires 9/30/03

Prep. _____
Date _____





TRACT 2876
M.B. 51/74-76

4
2.98 AC.

KENNE
PONTIA

RESTAURANT
P.M. 11404
P.M.B. 48/74-75
PARCEL 2

◆ 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



Scale: 1" = 100' | Drawn by: *CS* | Date: 10/29/97

Subject: AUTO CENTER RENOVATION 67/4



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