

When recorded mail to:

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

**DOC # 2002-459033**

08/20/2002 08:00A Fee:NC

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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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FOR RECORDER'S OFFICE USE ONLY

Project: Tyler Street Widening  
Parcel 131

A.P.N. 150-282-005

**D - 14959**



GRANT OF EASEMENT

LUCIANA JULIAN an unmarried woman, and MARIA MORALES, a single woman, all as joint tenants, 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 7-22-2002

Luciana Julian  
LUCIANA JULIAN

Maria Morales  
MARIA MORALES

GENERAL ACKNOWLEDGEMENT

State of California

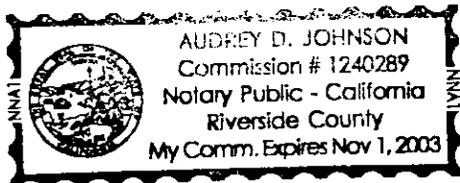
County of RIVERSIDE } ss

On 7-22-2002, before me Audrey D. JOHNSON  
(date) (name)

a Notary Public in and for said State, personally appeared  
LUCIANA JULIAN AND MARIA MORALES  
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.



Audrey D. Johnson  
Signature

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 7/26/02

CITY OF RIVERSIDE

Carol G. Chado  
Real Property Services Manager  
of the City of Riverside

APPROVED AS TO FORM  
CITY ATTORNEYS OFFICE

BY [Signature]  
Deputy City Attorney

TYLERPARCEL131GOE.DOC

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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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EXHIBIT "A"

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Lot 25 in Block 18 of La Granada, as shown by map on file in Book 12, Pages 42 through 51 of Maps, records of Riverside County, California, lying westerly of a line which is parallel with and distant 33.00 feet easterly, as measured at right angles, from the following described line:

BEGINNING at the intersection of the centerline of Tyler Street, formerly Tyler Avenue, with the centerline of Keller Avenue as shown by said map;

THENCE North 26°13'24" West, along said centerline of Tyler Street, a distance of 708.21 feet to the beginning of a tangent curve concaving easterly and having a radius of 800.00 feet; the beginning of said curve being 192.53 feet southerly along said centerline of Tyler Street from its intersection with Campbell Avenue as shown by said map;

THENCE northerly to the right along said curve a central angle of 27°03'46" an arc length of 377.87 feet to a point in said centerline of Tyler Street, distant 192.53 feet northerly along said centerline of Tyler Street from said intersection with Campbell Avenue;

THENCE North 0°50'22" East, along said centerline of Tyler Street and tangent to the end of said curve, a distance of 272.39 feet to the intersection of the centerline of said Tyler Street with the centerline Robinson Avenue as shown by said map and the END of this line description;

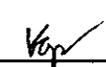
EXCEPTING THEREFROM that portion of said Lot 25 described in deed to the County of Riverside by document recorded October 25, 1955, in Book 1811, Page 481, et seq., of Official Records of said Riverside County;

ALSO EXCEPTING THEREFROM that portion of said Lot 25 lying northerly of the southerly line of that certain parcel of land described in deed to Rajpal Singh, by document recorded January 11, 1999, as Instrument No. 9818 of Official Records of said Riverside County;

ALSO EXCEPTING THEREFROM that portion of said Lot 25 lying southerly of the northerly line of that certain parcel of land described in deed to Juan Mora, et al., by document recorded December 7, 1992, as Instrument No. 463747 of Official Records of said Riverside County.

Area – 180 square feet.

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

 6/19/02 Prep. 

Mark S. Brown, L.S. 5655

Date

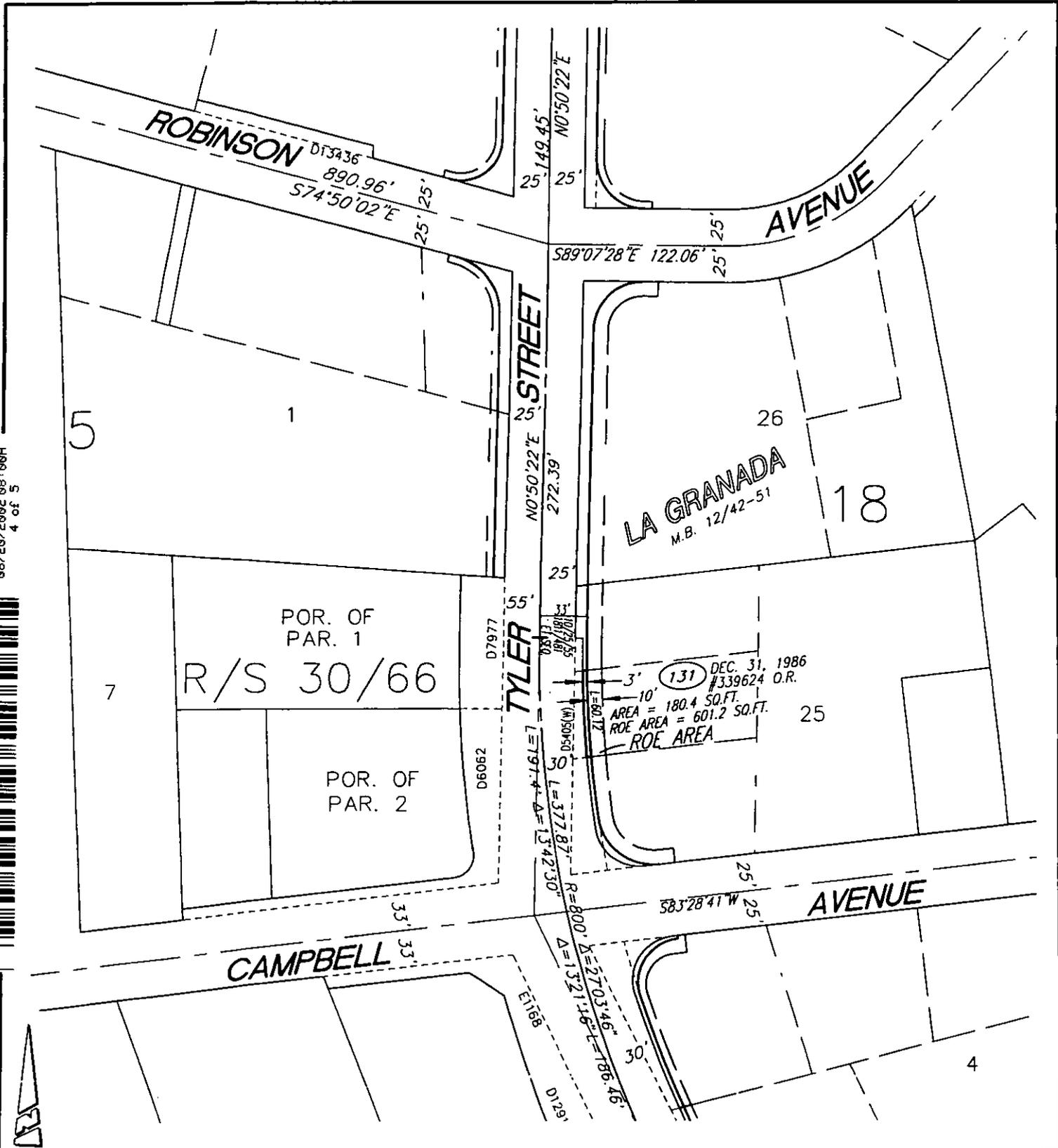
License Expires 9/30/03



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● 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 2

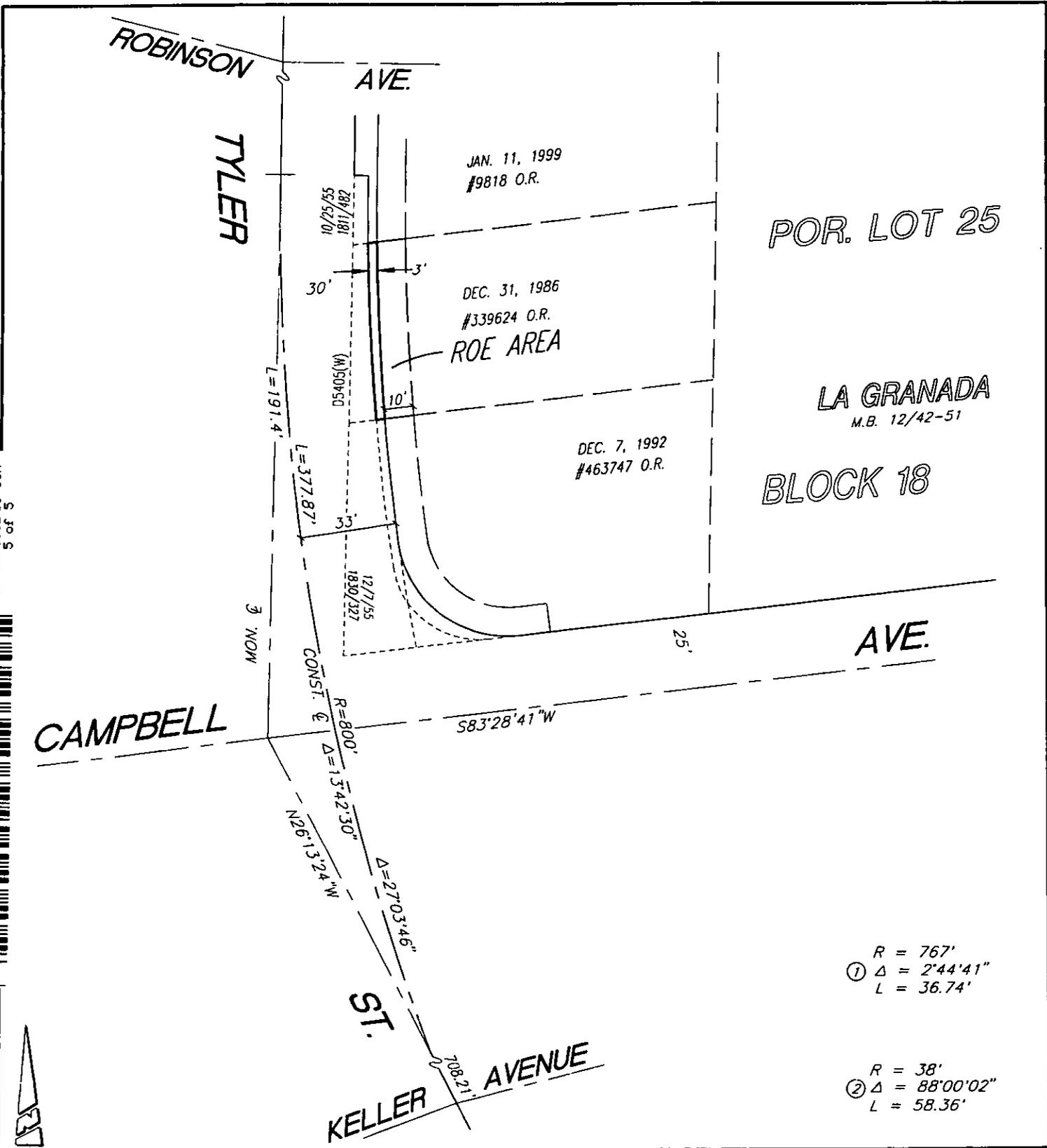
SCALE: N.T.S.

DRAWN BY: Kgs DATE: 3/21/02

SUBJECT: TYLER ST. WIDENING - WELLS TO JURUPA

14959

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POR. LOT 25

LA GRANADA  
 M.B. 12/42-51

BLOCK 18

R = 767'  
 ① Δ = 2'44'41"  
 L = 36.74'

R = 38'  
 ② Δ = 88°00'02"  
 L = 58.36'

• 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 2 OF 2

49-7

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 12/14/00

SUBJECT: TYLER ST. WIDENING - WELLS TO JURUPA

14959