

When recorded mail to:

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



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: 04-0148
APN: 213-081-013
Address: 3295 Orange St

D - 15322

GRANT OF EASEMENT

JAMES BOYER, an unmarried man, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does 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 3/22/04

JAMES BOYER

AKA: JAMES E. BOYER II



GENERAL ACKNOWLEDGEMENT

State of California }
County of RIVERSIDE } ss

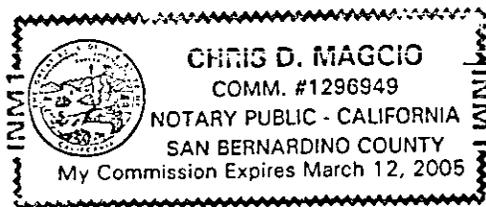
On 3/22/2004, before me CHRIS D. MAGGIO, NOTARY PUBLIC
(date) (name)

a Notary Public in and for said State, personally appeared

JAMES E. BOYD II
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.



[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:

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. 20534 of said City Council adopted September 23, 2003, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 4/6/04

CITY OF RIVERSIDE

APPROVED AS TO FORM
CITY ATTORNEYS OFFICE

BY [Signature]

Administrative Services Manager

BY [Signature]
Deputy City Attorney



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04/23/2004 08:00A
3 of 4

EXHIBIT A
Project: 04-0148

THAT CERTAIN REAL PROPERTY IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA DESCRIBED AS FOLLOWS:

THE WESTERLY 2.50 FEET AND THE SOUTHERLY 5.50 FEET OF THE FOLLOWING DESCRIBED PARCEL;

THAT PORTION OF BLOCK 2, RANGE 6, TOWN OF RIVERSIDE, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 17 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY CALIFORNIA;

COMMENCING AT THE SOUTHEAST CORNER OF SAID BLOCK,

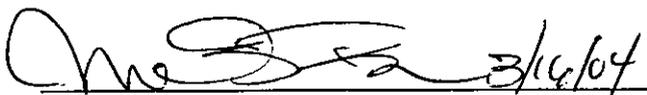
THENCE NORTHERLY ON THE WESTERLY LINE OF ORANGE STREET 50 FEET;

THENCE WESTERLY AND PARALLEL WITH THE NORTHERLY LINE OF THIRD STREET, 157 1/2 FEET;

THENCE SOUTHERLY PARALLEL WITH THE WESTERLY LINE OF ORANGE STREET, 50 FEET TO A POINT ON THE NORTHERLY LINE OF THIRD STREET;

THENCE EASTERLY ALONG THE NORTHERLY LINE OF THIRD STREET, 157 1/2 FEET TO THE POINT OF BEGINNING.

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

 3/16/04 Prep. CURT
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/05



