

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)

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.	
	)		8							
								✓	AS	
A	R	L				COPY	LONG	REFUND	NCHG	EXAM

Project: PM 32507 Sewer Easement  
APN: 142-090-034  
Address: Pierce Street @  
Riverwalk Parkway

D- 15511 0



EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged TURNER RIVERWALK-3, LLC, a California Limited Liability Company, as Grantors, grants 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 SANITARY SEWER FACILITIES, together with all necessary appurtenances, in, under, upon, over and along that certain real property 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  
SANITARY SEWER FACILITIES

Dated \_\_\_\_\_

TURNER RIVERWALK-3, LLC,  
a California Limited Liability Company

By: \_\_\_\_\_

By: \_\_\_\_\_

Print Name: \_\_\_\_\_

Print Name: Rusty Turner

Title: \_\_\_\_\_

Title: Managing Member

By: \_\_\_\_\_

Print Name: \_\_\_\_\_

Title: \_\_\_\_\_



2005-0544653  
07.07.2005 08 00A  
2 of 8

GENERAL ACKNOWLEDGEMENT

State of California

County of Orange

} ss

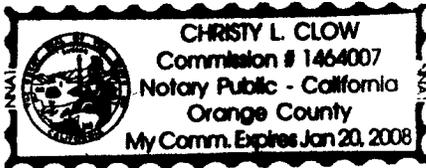
On 06-01-05, before me Christy L. Clow  
(date) (name)

a Notary Public in and for said State, personally appeared

Rusty Turner

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.

Christy L. Clow

Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

( ) Attorney-in-fact

( ) Corporate Officer(s)

Title \_\_\_\_\_

Title \_\_\_\_\_

( ) Guardian/Conservator

( ) Individual(s)

( ) Trustee(s)

Other Managing Member

( ) Partner(s)

( ) General

( ) Limited

The party(ies) executing this document is/are representing:

Turner Riverwalk 3, LLC



2005-0544653  
07/07/2005 08 09A  
3 of 8

**GENERAL ACKNOWLEDGEMENT**

State of California

County of \_\_\_\_\_

}  
} ss

On \_\_\_\_\_, before me \_\_\_\_\_  
(date) (name)

a Notary Public in and for said State, personally appeared

\_\_\_\_\_  
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

**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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



2005-0544653  
07/07/2005 08 08A  
4 of 8

**GENERAL ACKNOWLEDGEMENT**

**OPTIONAL SECTION**

State of California }  
County of \_\_\_\_\_ } ss

On \_\_\_\_\_, before me \_\_\_\_\_  
(date) (name)

a Notary Public in and for said State, personally appeared

\_\_\_\_\_  
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

**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 6/15/05

**CITY OF RIVERSIDE**

By: *mel [signature]*

Administrative Services Manager

**PROVE AS TO FORM  
CITY ATTORNEY'S OFFICE**

BY *[signature]*  
**Deputy City Attorney**



2005-0544653  
07/07/2005 08:00A  
5 of 8

# EXHIBIT "A"

Portions of Parcels 9 and 10 of Parcel Map No. 32507 according to an Official Plat of said land filed in Parcel Map Book 212, Pages 69 and 70, records of Riverside County, State of California, described as follows:

## SEWERLINE

**Commencing** at the centerline intersection of Riverwalk Parkway and Pierce Street;

Thence South 81°32'22" East 434.57 feet along said centerline of Pierce Street;

Thence South 10°10'51" West 31.60 feet to a point in the southerly right-of-way of said Pierce Street, this point being the **Point of Beginning**;

Thence South 81°26'02" East 20.01 feet along the southerly right-of-way of said Pierce Street;

Thence South 10°10'51" West 304.24 feet;

Thence South 34°17'22" East 345.99 feet;

Thence South 55°42'38" West 20.00 feet;

Thence North 34°17'22" West 354.16 feet;

Thence North 10°10'51" East 311.85 feet to the **Point of Beginning**.

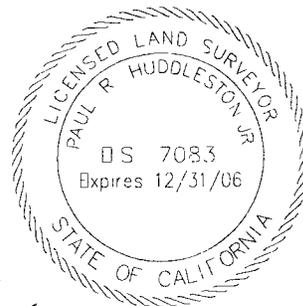
**Containing:** 0.302 acre, more or less.

Prepared under the supervision of:

DESCRIPTION APPROVAL:

BY: *Paul R. Huddleston, Jr.* 05-26-05  
DATE

FOR: MARK S. BROWN  
CITY SURVEYOR



*Paul R. Huddleston, Jr.*

*4/14/05*

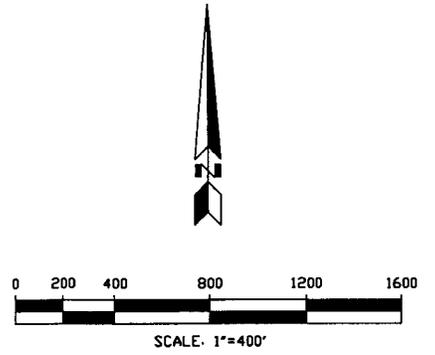
Paul R. Huddleston, Jr., PLS 7083 Expires 12/31/06

Date

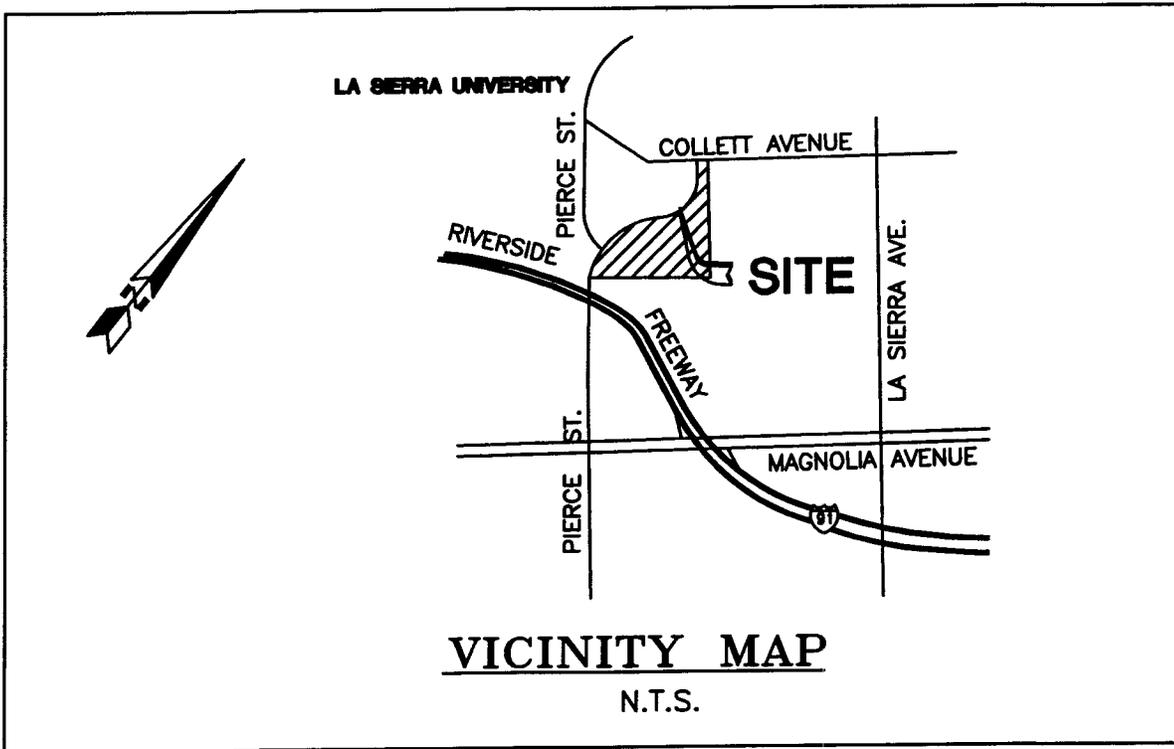
2005-0544533  
07/07/2005 08:00A  
6 of 8



# EXHIBIT "B"



07:10:12005 08 00R  
 7 of 8



**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
 INLAND EMPIRE REGION

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

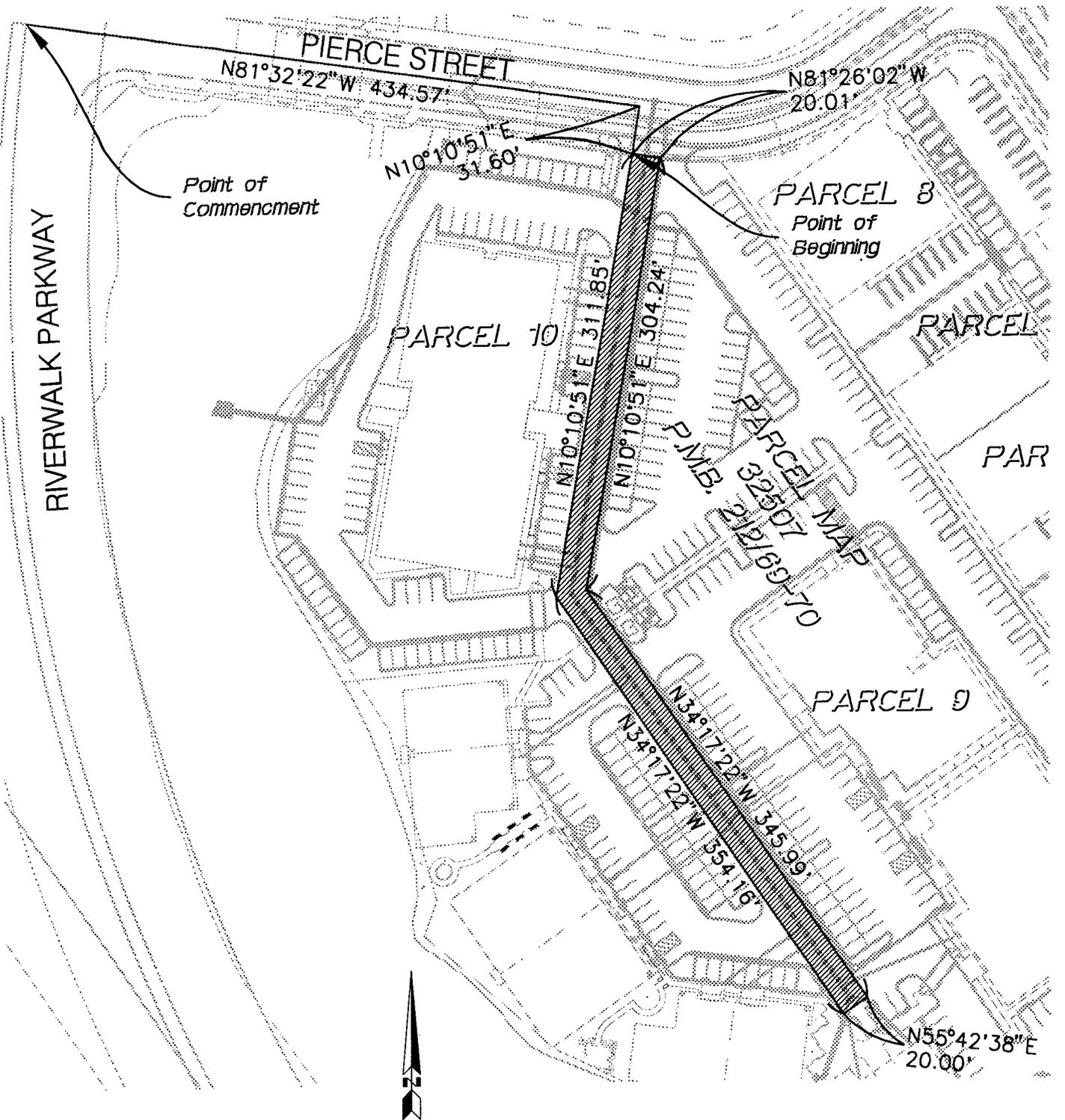
## SEWERLINE EASEMENT EXHIBIT "B"

DATE: APRIL 2004

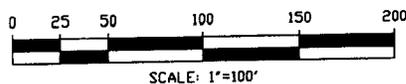
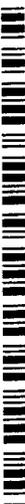
W.O. 2292-5X

SHEET  
1  
 OF 2

# EXHIBIT "B"



2 of 8



78-6



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

## SEWERLINE EASEMENT EXHIBIT "B"

DATE: APRIL 2004

W.O. 2292-5X

SHEET

2

OF 2

15511