

When recorded mail to:

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

DOC # 2006-0120577
02/17/2006 08:00A Fee:NC
Page 1 of 5
Recorded in Official Records
County of Riverside
Larry W. Ward
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: University Ave Streetscape
APN: 211-143-005
Address: 2291 University Ave

D - 15656



GRANT OF EASEMENT

JOHN AWABDY, a married man as sole and separate property, 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 12-10-2005

JOHN AWABDY

SPOUSAL RELEASE

Easement

I am the spouse of **JOHN AWABDY**, and I hereby consent and join in granting the easement herein above described to the City of Riverside, a municipal corporation of the State of California, as Grantee, and I hereby release and quitclaim any community property interest that I may have in said easement to said Grantee.

[Signature]
(signature)

Rania Awabdy
(print name)

GENERAL ACKNOWLEDGEMENT

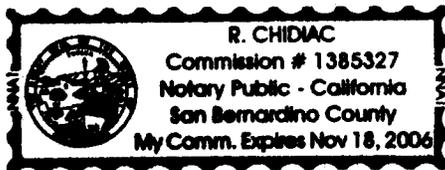
State of California }
County of Riverside } ss

On Dec/10/2005, before me R. CHIDIAC
(date) (name)

a Notary Public in and for said State, personally appeared

RANIA AWABDY
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:



2006-0128577
02/17/2006 08:00A
2 of 5

GENERAL ACKNOWLEDGEMENT

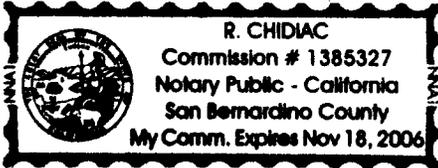
State of California }
County of RIVERSIDE } ss

On Dec 10/2005, before me R. CHIDIAC
(date) (name)

a Notary Public in and for said State, personally appeared

JOHN AWABOY
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.



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[Signature]
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- () 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. 21027 of said City Council adopted September 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 2/15/06

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY [Signature]
Deputy City Attorney

CITY OF RIVERSIDE

BY: [Signature]

Title: Real Property Services Manager

2006-0120577
02/17/2006 09:00H
3 of 5

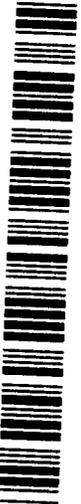


EXHIBIT A

APN: 211-143-005
PUBLIC STREET & HIGHWAY EASEMENT

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

PARCEL 1

That portion of Lot 5 in Block 6 of H.P. Keyes Tract, as shown by Map on file in Book 7, Page 27 of Maps, records of San Bernardino County, California;

BEGINNING at the Southwest corner of said Lot 5 ;

THENCE Easterly along the Southerly line of said Lot 5, a distance of 19.64 feet;

THENCE Northwesterly to a point on the Westerly line of said Lot 5, distant thereon 20.63 feet from the Southeast corner of said Lot 5;

THENCE Southerly along the Westerly Line of said Lot 5, a distance of 20.63 feet to the **POINT OF BEGINNING.**

Area – 202.6 S.F. More or Less

PARCEL 2

The Northerly 2.50 feet of Lots 5 and 6 in Block 6 of H.P. Keyes Tract, as shown by Map on file in Book 7, Page 27 of Maps, records of San Bernardino County, California;

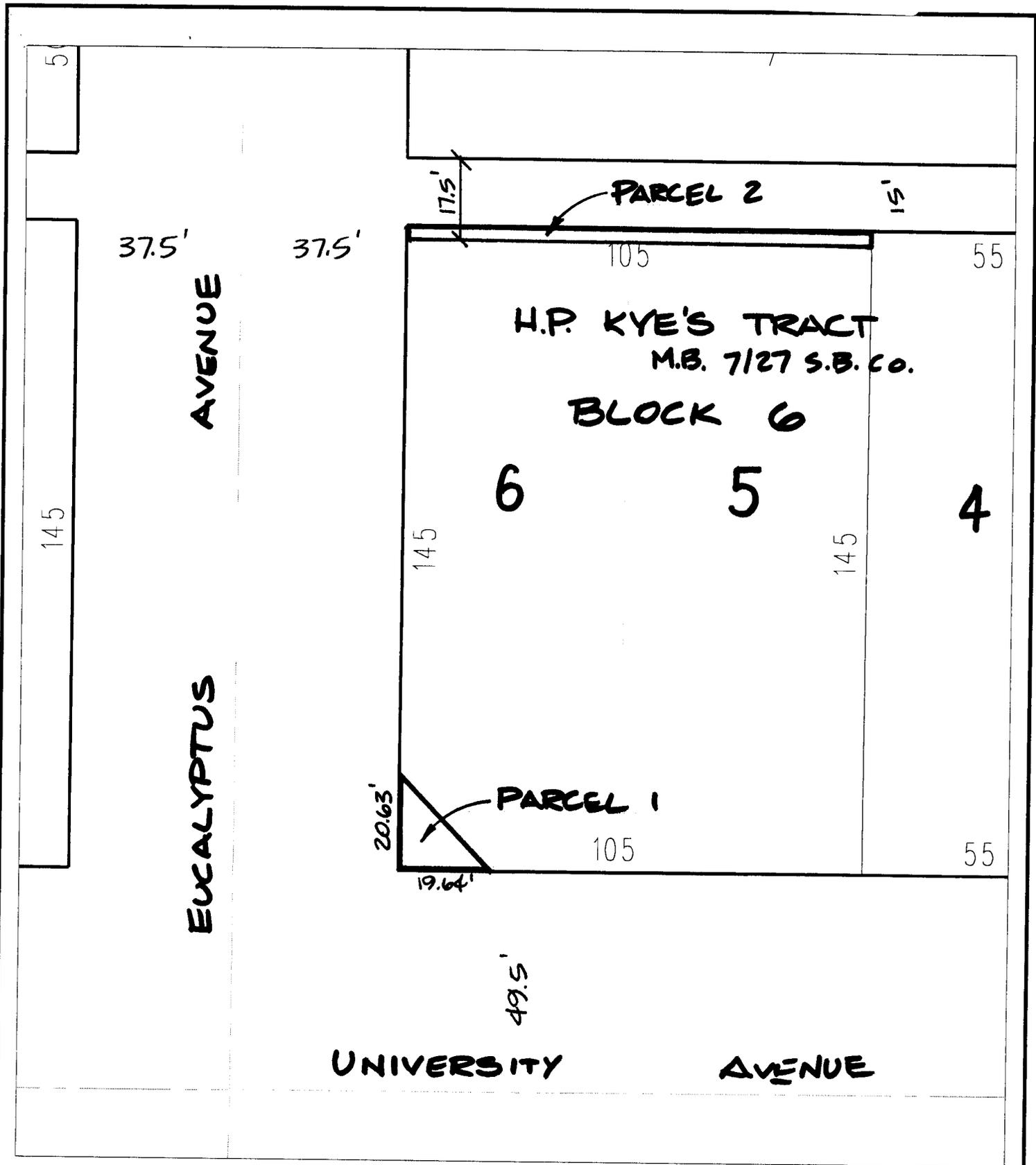
Area – 262.5 S.F. More or Less

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

 10/28/05 Date CS Prep.
Mark S. Brown, L.S. 5655
License Expires 9/30/07



2006-0120577
02/17/2006 08:00A
4 of 5



◆ CITY OF RIVERSIDE, CALIFORNIA ◆

40-2

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" = 30'

Drawn by: scurtis

Date: 11/28/05

Subject: University Streetscape-2291 Univ