

When recorded mail to:

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

DOC # 2006-0925749  
12/19/2006 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

**C**  
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Project: BP 06-5235  
APN: 146-142-006  
Address: 4975 Hollyhock Lane

**D - 15911**

**GRANT OF EASEMENT**

ARNULFO FELIX and ARCADIA FELIX, husband and wife as Joint Tenants, 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 11/18/06

Arnulfo Felix  
ARNULFO FELIX

Arcadia Felix  
ARCADIA FELIX

**GENERAL ACKNOWLEDGEMENT**

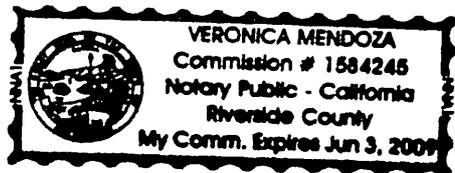
State of California }  
County of Riverside } SS

On 11/18/06, before me Veronica Mendoza  
(date) (name)

a Notary Public in and for said State, personally appeared

Arnulfo Felix and Arcadia Felix  
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. 21027 of said City Council adopted September 6, 2005 and the grantee consents to recordation thereof by its duly authorized officer.

DATED 12/13/06

CITY OF RIVERSIDE

APPROVED AS TO FORM

[Signature]  
SUPERVISING DEPUTY CITY ATTORNEY

By: Amelia M. Valeri



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LARRY W. WARD  
COUNTY OF RIVERSIDE  
ASSESSOR-COUNTY CLERK-RECORDER

Recorder  
P.O. Box 751  
Riverside, CA 92502-0751  
(951) 486-7000

<http://riverside.asrclrec.com>

NOTARY CLARITY

Under the provisions of Government Code 27361.7, I certify under the penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: VERONICA MENDOZA

Commission #: 1584245

Place of Execution: RIVERSIDE COUNTY

Date Commission Expires: 6-3-2009

Date: 12-19-06

Signature: Micki Lewis

Print Name: MICKI LEWIS



**EXHIBIT A**

APN: 146-142-006  
Street & Highway Easement

That portion of the following described property lying southwesterly of a line that is parallel with, and 30.00 feet northeasterly, measured at right angles, from the centerline of Hollyhock Lane (formerly Strong Street):

All that portion of Lot 4, in Block 60 of Tract No. 2, La Sierra Heights, in the City of Riverside, County of Riverside, State of California, as shown by map filed in Book 7, Page 66, records of said Riverside County, more particularly described as follows:

**BEGINNING** at a point on the northeasterly line of said Lot 4 which bears South 27°25'30" East, a distance of 181.00 feet from the most northerly corner of said Lot 4;

Thence South 62°02'30" West, a distance of 203.30 feet;

Thence South 27°25'30" East, a distance of 63.00 feet;

Thence North 62°02'30" East, a distance of 203.30 feet to a point on said northeasterly line;

Thence North 27°25'30" West, a distance of 63.00 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.

 11/16/06 Date  Prep.  
Mark S. Brown, L.S. 5655  
License Expires 9/30/07



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61 ADER'S  
LA SIERRA SUB 62  
M.B. 12/89

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 27°25'30" E	63.00'
L2	N 27°25'30" W	63.00'

MOUNTAIN AVENUE

TRACT NO. 2

NORTHEASTERLY  
LINE OF LOT 4

LA SIERRA HEIGHTS

HOLLYHOCK LANE STREET  
(FORMERLY STRONG STREET)

P.O.B.

BLOCK 60

S 62°02'30" W 203.30'

30'  
20'  
10'

LOCATION OF  
EASEMENT

N 62°02'30" E 203.30'

LOT 4

M.B. 7/66

• CITY OF RIVERSIDE, CALIFORNIA •

63-6

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"=50'

DRAWN BY: RICH DATE: 11/13/06

SUBJECT: 4975 HOLLYHOCK LANE R/W DEDICATION (BP 06-5235)



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