

When recorded mail to:
 City Clerk's Office
 City of Riverside
 City Hall, 3900 Main Street
 Riverside, California 92522

DOC # 2007-0308693
 05/09/2007 08:00A Fee:NC
 Page 1 of 6
 Recorded in Official Records
 County of Riverside
 Larry W. Ward
 Assessor, County Clerk & Recorder

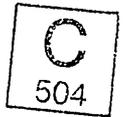


FREE RECORDING
 This instrument is for the benefit
 of the City of Riverside and is
 entitled to be recorded without
 fee (Government Code §6103)

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Project:TR 29596
 APN: 266-060-027

D-



EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged CENTURY AMERICAN CORPORATION, A California Corporation, as Grantor, 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 STORM DRAIN 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 STORM DRAIN FACILITIES

Dated _____

CENTURY AMERICAN CORPORATION,
A California Corporation

By: _____

By: _____

Print Name: _____

Print Name: Robert Roger Hobbs

Title: _____

Title: President

GENERAL ACKNOWLEDGEMENT

OPTIONAL SECTION

State of California

County of SAN DIEGO

} ss

On April 27, 2007 before me Christina I. Pena
(date) (name)

a Notary Public in and for said State, personally appeared

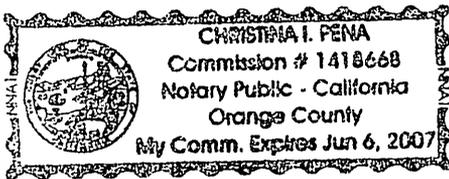
Robert R Hobbs
Name(s) of Signer(s)

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.

CAPACITY CLAIMED BY SIGNER

- Attorney-in-fact
- Corporate Officer(s)
Title President
Title _____
- Guardian/Conservator
- Individual(s)
- Trustee(s)
- Other
- Partner(s)
 General
 Limited

WITNESS my hand and official seal.



Christina I. Pena
Signature

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



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**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 5/7/07

CITY OF RIVERSIDE

BY: Annelia M. Valeri

~~APPROVED AS TO FORM
CITY ATTORNEY~~



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EXHIBIT "A"
STORM DRAIN EASEMENTS

Those portions of Lots 89 and 90 of Woodcrest Acres, as shown by tract map on file in Book 11 of Maps, at page 62 thereof, Records of Riverside County, California, located in Section 30, Township 3 South, Range 4 West, San Bernardino Meridian, said portions being described as follows:

PARCEL 1:

COMMENCING at the westerly quarter corner of said Section 30, said corner being the intersection of the centerline of Chicago Avenue (recorded as Roosevelt Street, 30.00 feet in half width) with the centerline of Krameria Avenue (30.00 feet in half width) as shown on said Woodcrest Acres;

Thence South 89° 48' 12" East along said centerline of Krameria Avenue, a distance of 200.33 feet;

Thence South 00° 11' 48" West a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**, said point being on the southerly right of way line of said Krameria Avenue;

Thence South 89° 48' 12" East along said southerly right of way line of Krameria Avenue a distance of 28.24 feet;

Thence South 44° 42' 16" East a distance of 7.15 feet;

Thence South 45° 01' 11" West a distance of 20.00 feet;

Thence North 44° 42' 16" West, a distance of 27.17 feet to the **TRUE POINT OF BEGINNING**.

Containing 343 square feet, more or less.

PARCEL 2:

COMMENCING at the westerly quarter corner of said Section 30, said corner being the intersection of the centerline of Chicago Avenue (recorded as Roosevelt Street, 30.00 feet in half width) with the centerline of Krameria Avenue (30.00 feet in half width) as shown on said Woodcrest Acres;

Thence South 89° 48' 12" East along said centerline of Krameria Avenue as shown on said map, a distance of 689.32 feet;



Thence South 00° 11' 48" West a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**, said point being on the southerly right of way line of said Krameria Avenue;

Thence South 89° 48' 12" East along said southerly right of way line of Krameria Avenue a distance of 43.52 feet;

Thence South 62° 26' 50" East a distance of 37.92 feet;

Thence South 28° 15' 27" West a distance of 20.00 feet;

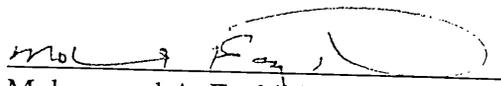
Thence North 62° 26' 50" West, a distance of 76.33 feet to the **TRUE POINT OF BEGINNING**.

Containing 1,143 square feet, more or less.

Grantee hereby acknowledges and agrees to relinquish all rights to the easements described herein upon the construction of proposed storm drain facilities within Tract Map No. 32997, which contains all of said Lots 89 and 90 of Woodcrest Acres.

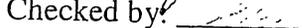
SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF

PREPARED UNDER MY SUPERVISION


Mohammad A. Faghihi, L.S. 6607

3/28/05
Date



Prepared by: 
Checked by: 

DESCRIPTION APPROVAL:

BY: _____ DATE

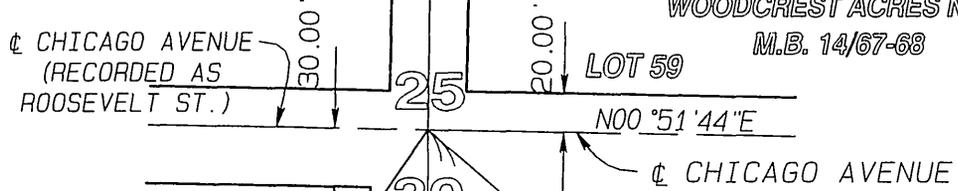
FOR: MARK S. BROWN
CITY SURVEYOR

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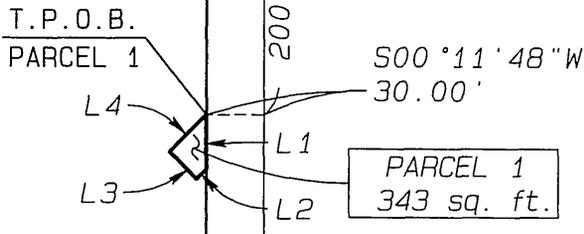
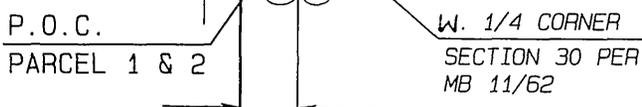


EXHIBIT "B"

WOODCREST ACRES NO.3
M.B. 14/67-68



SCALE: 1"=100'

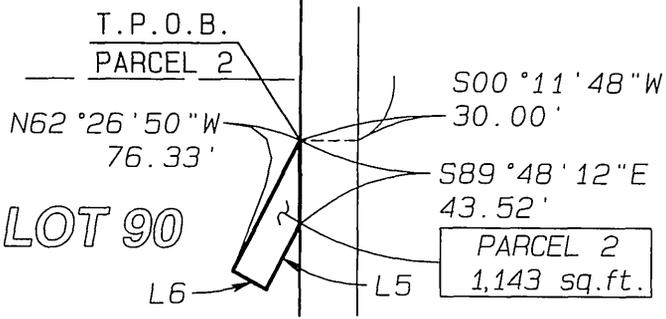


LINE	BEARING	DISTANCE
L1	S89°48'12"E	28.24'
L2	S44°42'16"E	7.15'
L3	S45°01'11"W	20.00'
L4	N44°42'16"W	27.17'
L5	S62°26'50"E	37.92'
L6	S28°15'27"W	20.00'

LOT 89

WOODCREST ACRES
M.B. 11/62

689.32' ± KRAMERIA AVENUE
S89°48'12"E



SECTION 30,
T. 3 S., R. 4 W., S.B.M.

ALBERT A.
WEBB
ASSOCIATES
ENGINEERING CONSULTANTS

CITY OF RIVERSIDE, CALIFORNIA

101-5

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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 <u>1</u> OF <u>1</u>	W.O. 04-0008
SCALE: 1"= 100'	DRWN BY: <u>[Signature]</u> DATE: <u>2/02/05</u>	SUBJECT: STORM DRAIN EASEMENTS	

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