

DOC # 2007-0367752

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County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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Riverside, CA 92522

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DEFAULT JUDGMENT AND FINAL ORDER OF CONDEMNATION

CASE NO. RIC437400

D- 16006

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<sup>1</sup> Government Code § 27383: "No fee shall be charged by the recorder for services rendered to the State, to any municipality, county in the State or other political subdivision thereof, except for making a copy of a paper or record."

16006

DEC 01 2006

**FILED**  
SUPERIOR COURT OF CALIFORNIA  
COUNTY OF RIVERSIDE

RRE

MAY 15 2007

(Fee Exempt Govt. Code § 6103)

JUN 04 2007  
R

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Attorneys for Plaintiff, City of Riverside

8 SUPERIOR COURT OF CALIFORNIA

9 COUNTY OF RIVERSIDE

10 CITY OF RIVERSIDE, a California charter city )  
11 and municipal corporation, )

12 Plaintiff, )

13 vs. )

14 ALBERT J. PAGLIUSO; MARGARET R. )  
15 PAGLIUSO; ALBERT J. AND MARGARET R. )  
16 PAGLIUSO, Trustees of the Pagliuso Family Trust )  
17 Dated November 20, 1989; PAGLIUSO FAMILY )  
18 TRUST; ALBERT J. PAGLIUSO AND )  
19 MARGARET R. PAGLIUSO, Trustees of the )  
20 Pagliuso Family Trust; DUENA ESCROW )  
21 CORPORATION, a California corporation; )  
22 VIRGINIA PAGLIUSO; CARMEL PAGLIUSO; )  
23 AND ALBERT J. PAGLIUSO AND MARGARET )  
24 R. PAGLIUSO, Trustees of the Pagliuso Family )  
25 Trust Dated November 20, 1989; MARY ROLLE; )  
26 MARY ROLLE, Trustee of the Mary Rolle Trust )  
27 Dated November 20, 1989; MARGARET ROLLE )  
28 PAGLIUSO; HENRY MUNKSGAARD; ICIE V. )  
29 MUNKSGAARD; HENRY MUNKSGAARD )  
30 AND ICIE V. MUNKSGAARD, as Trustees of the )  
31 Trust of Henry Munksgaard and Icie V. )  
32 Munksgaard, Executed December 15, 1992; )  
33 PACIFIC BELL TELEPHONE COMPANY, a )  
34 California corporation; ALL PERSONS )  
35 UNKNOWN CLAIMING AN INTEREST IN )  
36 THE PROPERTY; and DOES 1 through 100, )

Defendants. )

CASE NO.: RIC 437400  
Assigned for all purposes to the  
Honorable Judge E. Michael Kaiser  
Department 3

**DEFAULT JUDGMENT AND FINAL  
ORDER OF CONDEMNATION**

[Declaration of Heriberto F. Diaz and  
Request for Judicial Notice submitted  
concurrently herewith]

Assessor Parcel Nos.

- 233-022-025
- 233-022-026
- 233-022-027
- 233-022-066
- 233-022-067

Complaint Filed: September 21, 2005

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1 IT APPEARING THAT plaintiff has made the following disposition, through the court  
2 proceedings described below, of all parties and property interests alleged in the Complaint in  
3 Eminent Domain, the court renders judgment as follows:

4 NOW, THEREFORE, IT IS HEREBY FOUND AND DETERMINED:

5 1. Pursuant to its Charter, Sections 37350.5 and 40404 of the Government Code of the  
6 State of California, Section 4090 of the Streets and Highways Code of the State of California,  
7 Section 1240.010 of the Code of Civil Procedure of the State of California and Article I, Section  
8 19 of the Constitution of the State of California, plaintiff City of Riverside (hereinafter "City") is  
9 authorized to acquire real property or interests therein for public uses and purposes, to wit: the  
10 widening and improvement of Van Buren Boulevard from Garfield Street to Andrew Street and for  
11 related and incidental improvements ("Project").

12 2. After a duly noticed public hearing and an opportunity to be heard in compliance  
13 with *Code of Civil Procedure* section 1245.235, on September 13, 2005, City adopted Resolution  
14 No. 21039 authorizing City to acquire the property described in the complaint on file herein,  
15 including Riverside County Assessor's Parcel Numbers ("APNs") 233-022-025, 233-022-026,  
16 233-022-027, 233-022-066, and 233-022-067 by eminent domain. In compliance with sections  
17 1245.220 and 1245.230 of the *Code of Civil Procedure*, City found and determined that: (a) the  
18 public interest and necessity require the Project; (b) the Project is planned or located in the manner  
19 that will be most compatible with the greatest public good and the least private injury; (c) the  
20 property sought to be acquired is necessary for the Project; (d) the offer required by *Government*  
21 *Code* section 7267.2 has been made to the owner or owners of record. No party challenged City's  
22 right to take the property interests described in the complaint herein.

23 3. Plaintiff commenced this eminent domain action to condemn the following property  
24 interests: permanent and temporary easements over APNs 233-022-025, 233-022-026, 233-022-  
25 027, 233-022-066, and 233-022-067.

26 ///

27 ///

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1 4. The following defendants were dismissed without prejudice by plaintiff from this  
2 action on the dates indicated below:

3	<u>DEFENDANT</u>	<u>DATE OF FILING</u>
4	Henry Munksgaard	December 1, 2005
5	Icie V. Munksgaard	December 1, 2005
6	Henry Munksgaard and Icie V. Munksgaard, Trustees	December 1, 2005
7	Pagliuso Family Trust	May 15, 2006
8	Mary Rolle, Trustee	May 15, 2006
9	Nyna's Fancy Floral & Gifts	May 15, 2006
10	Ravi Suri	May 15, 2006
11	Alka Suri	May 15, 2006

12 5. The following defendants having been regularly served with process herein and,  
13 having failed to appear or answer within the time allowed by law, had their defaults taken on the  
14 dates indicated below:

15	<u>DEFENDANT</u>	<u>DATE OF FILING</u>
16	Albert J. Pagliuso	December 14, 2005
17	Margaret R. Pagliuso	December 14, 2005
18	Albert J. Pagliuso and Margaret R. Pagliuso, Trustees	December 14, 2005
19	Duena Escrow Corporation	January 27, 2006
20	Virginia Pagliuso	December 14, 2005
21	Carmel Pagliuso	December 14, 2005
22	Mary Rolle	December 14, 2005
23	Margaret Rolle Pagliuso	December 14, 2005

24 By reason of said defaults, the above defaulted defendants are not entitled to  
25 compensation for the taking and damaging of APNs 233-022-025, 233-022-026, 233-022-027,  
26 233-022-066, and 233-022-067.  
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1           6.       On October 13, 2006, an Interlocutory Judgment in Condemnation was made and  
2 entered as to defendant Pacific Bell Telephone Company.

3           7.       On June 27, 2006, the court executed an order directing disbursement by the State  
4 Treasurer in the amount of \$13,935.00 to plaintiff from the funds on deposit. On September 26,  
5 2006, the court executed an order directing disbursement of the balance of the funds on deposit  
6 with the California Treasurer's Office. Accordingly, no funds remain on deposit with the State's  
7 condemnation fund.

8           WHEREFORE, IT IS HEREBY ORDERED, ADJUDGED, AND DECREED that the real  
9 property described in plaintiff's complaint herein, more particularly described in exhibit 'A'  
10 hereto, is hereby condemned to plaintiff for the use and purposes set forth in plaintiff's complaint  
11 as against defendants Albert J. Pagliuso, Margaret R. Pagliuso, Albert J. Pagliuso and Margaret R.  
12 Pagliuso, Trustees, Duena Escrow Corporation, Virginia Pagliuso, Carmel Pagliuso, Mary Rolle,  
13 and Margaret Rolle Pagliuso, and all interests of said defendants in and to such real property are  
14 terminated.

15           IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that plaintiff has caused  
16 final disposition as to all parties named in the Complaint and/or appearing and this matter requires  
17 no further court action. Wherefore this Final Judgment is now made and entered.

18  
19  
20 Dated:   MAY 15 2007  , 2006

  
\_\_\_\_\_  
Judge of the Superior Court

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EXHIBIT A



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EXHIBIT "A"

PARCEL 006  
A.P.N. 233-022-025

Parcel 006 A – *Public Street Easement*

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

The southwesterly 38.00 feet of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California;

EXCEPTING THEREFROM that portion of said Lot 2 lying southeasterly of the northwesterly line of PARCEL 2 of those certain parcels of land described in deed to The Pagliuso Family Trust, by document recorded June 17, 1993, as Instrument No. 230505 of Official Records of Riverside County, California;

ALSO EXCEPTING THEREFROM that portion of said Lot 2 lying northwesterly of the northwesterly line of that certain parcel of land described in deed to J.V. Philbrick, et ux., by document recorded April 5, 1937, in Book 317, Page 524 of Official Records of said Riverside County.

Area – 2585 square feet.

Parcel 006 B – *Temporary Construction Easement*

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

That portion of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at a point in the northeasterly line of said Lot 2, distant 310.00 feet northwesterly from the northerly line of the right-of-way of the canal of the Riverside Water Company; said point being the northeasterly corner of that certain parcel of land conveyed to James R. Strachan, by deed recorded February 1, 1934, in Book 151, Page 577 of Official Records of Riverside County, California;

THENCE South 56°21'22" West, along the northwesterly line of said parcel, a distance of 330.00 feet to the northwesterly corner of said parcel; said corner being in a line parallel with and distant 40.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard;

THENCE North 33°38'19" West, along said parallel line, a distance of 2.00 feet to the northwesterly corner of Parcel 2 of those certain parcels of land described in deed to The

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Pagliuso Family Trust, by document recorded June 17, 1993, as Instrument No. 230505 of Official Records of Riverside County, California;

THENCE North 56°21'22" East, along the northwesterly line of said Parcel 2, a distance of 38.00 feet to a line that is parallel with and distant 78.00 feet northeasterly, as measured at right angles, from said centerline of Van Buren Boulevard, and the POINT OF BEGINNING of the parcel of land being described;

THENCE North 33°38'19" West, along said last mentioned parallel line, a distance of 68.03 feet to the northwesterly line of that certain parcel of land described in deed to J.V. Philbrick, et ux., by document recorded April 5, 1937, in Book 317, Page 524 of Official Records of said Riverside County;

THENCE North 56°21'22" East, along said last mentioned northwesterly line, a distance of 15.00 feet;

THENCE South 33°38'19" East, a distance of 7.49 feet;

THENCE South 56°21'22" West, a distance of 10.00 feet;

THENCE South 33°38'19" East, a distance of 35.05 feet;

THENCE North 56°21'22" East, a distance of 10.00 feet;

THENCE South 33°38'19" East, a distance of 25.49 feet to said northwesterly line of Parcel 2;

THENCE South 56°21'22" West, along said northwesterly line of Parcel 2, a distance of 15.00 feet to the POINT OF BEGINNING.

Area – 670 square feet.

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

 7/6/05 Prep. ky  
Mark S. Brown, L.S. 5655                      Date  
License Expires 9/30/05

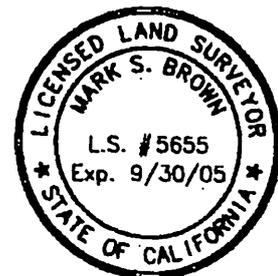


EXHIBIT "A"

PARCEL 005  
A.P.N. 233-022-026

Parcel 005 A – *Public Street Easement*

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

The southwesterly 38.00 feet of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California;

EXCEPTING THEREFROM that portion of said Lot 2 lying southeasterly of the northwesterly line of that certain parcel of land described in deed to Ange Rolle, by document recorded March 28, 1941, in Book 497, Page 166, et seq., of Official Records of Riverside County, California;

ALSO EXCEPTING THEREFROM that portion of said Lot 2 lying northwesterly of the northwesterly line of PARCEL 2 of those certain parcels of land described in deed to The Pagliuso Family Trust, by document recorded June 17, 1993, as Instrument No. 230505 of Official Records of said Riverside County.

Area – 2737 square feet.

Parcel 005 B – *Temporary Construction Easement*

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

That portion of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, more particularly described as follows:

COMMENCING at the most westerly corner of that certain parcel of land described in deed to Ange Rolle, by document recorded March 28, 1941, in Book 497, Page 166, et seq., of Official Records of Riverside County, California; said corner also being a point in the northeasterly line of Van Buren Boulevard;

THENCE North 56°21'22" East, along the northwesterly line of said parcel of land, a distance of 38.00 feet to a point in a line which is parallel with and distant 78.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard as shown by Record of Survey on file in Book 54, Page 86 of Record of Surveys, records of said Riverside County, and the POINT OF BEGINNING of the parcel of land being described;

THENCE North 33°38'19" West, along said parallel line, a distance of 72.03 feet to the northwesterly line of PARCEL 2 of those certain parcels of land described in deed to The



Pagliuso Family Trust, by document recorded June 17, 1993, as Instrument No. 230505 of Official Records of said Riverside County;

THENCE North 56°21'22" East, along said last mentioned northwesterly line, a distance of 20.00 feet to a line that is parallel with and distant 98.00 feet northeasterly, as measured at right angles, from said centerline of Van Buren Boulevard;

THENCE South 33°38'19" East, along said last mentioned parallel line, a distance of 15.08 feet;

THENCE South 56°21'41" West, a distance of 16.00 feet;

THENCE South 33°38'19" East, a distance of 32.93 feet;

THENCE North 56°21'41" East, a distance of East, a distance of 16.00 feet;

THENCE South 33°38'19" West, a distance of 24.01 feet to said northwesterly line of the parcel of land described in document recorded March 28, 1941;

THENCE South 56°21'22" West, along said last mentioned northwesterly line, a distance of 20.00 feet to the POINT OF BEGINNING.

Area – 914 square feet.

*Parcel 005 D – Electric Energy Distribution Facilities Easement*

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

That portion of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, more particularly described as follows:

COMMENCING at the most westerly corner of that certain parcel of land described in deed to Ange Rolle, by document recorded March 28, 1941, in Book 497, Page 166, et seq., of Official Records of Riverside County, California; said corner also being a point in the northeasterly line of Van Buren Boulevard;

THENCE North 56°21'22" East, along the northwesterly line of said parcel of land, a distance of 38.00 feet to a point in a line which is parallel with and distant 78.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard as shown by Record of Survey on file in Book 54, Page 86 of Record of Surveys, records of said Riverside County, and the POINT OF BEGINNING of the parcel of land being described;

THENCE North 33°38'19" West, along said parallel line, a distance of 5.00 feet to a line which is parallel with and distant 5.00 feet northwesterly, as measured at right angles, from said northwesterly line;



THENCE North 56°21'22" East, along said last mentioned parallel line, a distance of 190.00 feet;

THENCE South 33°38'19" East, a distance of 5.00 feet to said northwesterly line;

THENCE South 56°21'22" West, along said northwesterly line, a distance of 190.00 feet to the POINT OF BEGINNING.

Area – 950 square feet.

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

 7/11/05 Date  
Prep. kap

Mark S. Brown, L.S. 5655  
License Expires 9/30/05



EXHIBIT "A"

PARCEL 004  
A.P.N. 233-022-027

Parcel 004 A – *Public Street Easement*

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

That portion of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at a point in the northeasterly line of said Lot 2, distant 170 feet northwesterly from the northerly line of the right of way of the Canal of the Riverside Water Company; said point also being the most easterly corner of that certain parcel of land described in deed to Ange Rolle, by document recorded March 28, 1941, in Book 497, Page 166, et seq., of Official Records of Riverside County, California;

THENCE South 56°21'22" West, along the southeasterly line of said parcel of land described in document recorded March 28, 1941, a distance of 330 feet, more or less, to a point in the northeasterly line of Van Buren Boulevard (shown as Van Buren St. on said map) and the POINT OF BEGINNING of the parcel of land being described; said point also being the most southerly corner of said parcel of land described in document recorded March 28, 1941;

THENCE North 33°38'19" West, along said northeasterly line of Van Buren Boulevard, a distance of 70.03 feet to the northwesterly line of said parcel of land described in deed recorded March 28, 1941;

THENCE North 56°21'22" East, along said northwesterly line, a distance of 38.00 feet to a line which is parallel with and distant 78.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard, as shown by Record of Survey on file in Book 54, Page 86 of Record of Surveys, records of said Riverside County;

THENCE South 33°38'19" East, along said parallel line, a distance of 62.31 feet;

THENCE South 79°54'17" East, a distance of 11.17 feet to said southeasterly line of the parcel of land described in document recorded March 28, 1941;



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THENCE South 56°21'22" West, along said southeasterly line, a distance of 46.07 feet to the POINT OF BEGINNING.

Area – 2692 square feet.

*Parcel 004 B – Temporary Construction Easement*

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

That portion of Lot 2 In Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at a point in the northeasterly line of said Lot 2, distant 170 feet northwesterly from the northerly line of the right of way of the Canal of the Riverside Water Company; said point also being the most easterly corner of that certain parcel of land described in deed to Ange Rolle, by document recorded March 28, 1941, in Book 497, Page 166, et seq., of Official Records of Riverside County, California;

THENCE South 56°21'22" West, along the southeasterly line of said parcel of land described in document recorded March 28, 1941, a distance of 252 feet, more or less, to a point in a line which is parallel with and distant 120.00 northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard (shown as Van Buren St. on said map), and the POINT OF BEGINNING of the parcel of land being described;

THENCE North 33°38'19" West, along said parallel line, a distance of 70.03 feet to the northwesterly line of said parcel of land described in document recorded March 28, 1941;

THENCE South 56°21'22" West, along said northwesterly line, a distance of 42 feet to a line which is parallel with and distant 78.00 feet northeasterly, as measured at right angles, from said centerline of Van Buren Boulevard;

THENCE South 33°38'19" East, along said last mentioned parallel line, a distance of 62.31 feet;

THENCE South 79°54'17" East, a distance of 11.17 feet to said southeasterly line of the parcel of land described in document recorded March 28, 1941;

THENCE North 56°21'22" East, along said southeasterly line, a distance of 33.93 feet to the POINT OF BEGINNING.

Area – 2910 square feet.

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

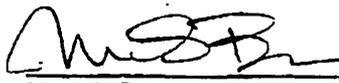
 7/11/05 Prep.   
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/05



EXHIBIT "A"

PARCEL 016  
A.P.N. 233-022-066

Parcel 016 A – *Public Street Easement*

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

That portion of Lot 1 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at a point on the easterly line of said Lot 1, at a point 972 feet northerly from its intersection with the northerly line of the right-of-way of the lower canal of the Riverside Water Company;

THENCE northerly along the easterly line of said Lot 1, a distance of 58.00 feet to the northwesterly line of that certain parcel of land described in deed to the Mary Rolle Trust, by deed recorded March 1, 1994, as Instrument No. 85289 of Official Records of Riverside County, California;

THENCE South 56°21'22" West, along said northwesterly line, a distance of 289.97 feet to the POINT OF BEGINNING of the parcel of land being described;

THENCE South 56°21'22" West, continuing along said northwesterly line, a distance of 12.33 feet to a line that is parallel with and distant 68.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard; said parallel line also being the northeasterly line of that certain Grant of Easement in favor of the City of Riverside by document recorded March 22, 2002, per Document No. 2002-145653 of Official Records of said Riverside County;

THENCE South 33°38'19" East, along said parallel line, a distance of 58.02 feet to the southeasterly line of said parcel of land described in document recorded March 1, 1994;

THENCE North 56°21'22" East, along said southeasterly line, a distance of 10.15 feet to a point in a non-tangent curve concaving northeasterly, having a radius of 1288.00 feet and to which the radius bears North 57°13'39" East;

THENCE northwesterly to the right along said curve through a central angle 2°35'00" an arc length of 58.07 feet to the POINT OF BEGINNING.

Area – 640 square feet.

Parcel 016 B – *Temporary Construction Easement*

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



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That portion of Lot 1 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at a point on the easterly line of said Lot 1, at a point 972 feet northerly from its intersection with the northerly line of the right-of-way of the lower canal of the Riverside Water Company;

THENCE northerly along the easterly line of said Lot 1, a distance of 58.00 feet to the northwesterly line of that certain parcel of land described in deed to the Mary Rolle Trust, by deed recorded March 1, 1994, as Instrument No. 85289 of Official Records of Riverside County, California;

THENCE South 56°21'22" West, along said northwesterly line, a distance of 286.30 feet to the POINT OF BEGINNING of the parcel of land being described;

THENCE South 33°38'19" East, a distance of 39.22 feet;

THENCE North 56°21'41" East, 9.00 feet;

THENCE South 33°38'19" East, a distance of 18.81 feet to the southeasterly line of said parcel of land described in document recorded March 1, 1994;

THENCE South 56°21'22" West, along said southeasterly line, a distance of 14.86 feet to a point in a non-tangent curve concaving northeasterly, having a radius of 1288.00 feet and to which the radius bears North 57°13'39" East;

THENCE northwesterly to the right along said curve through a central angle 2°35'00" an arc length of 58.07 feet to said northwesterly line;

THENCE North 56°21'22" East, along said northwesterly line, a distance of 3.67 feet to the POINT OF BEGINNING.

Area - 458 square feet.

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

  
Mark S. Brown, L.S. 5655  
License Expires 9/30/05

8/31/05 Date Prep. Kgy



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EXHIBIT "A"

PARCEL 011  
A.P.N. 233-022-067

Parcel 011 A – *Public Street Easement*

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

The northeasterly 10.00 feet of the southwesterly 38.00 feet of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California;

EXCEPTING THEREFROM that portion of said Lot 2 lying southeasterly of the northwesterly line of that certain parcel of land described in deed to Carrie Giachetti, Trustee of The Marital Trust created under The Giachetti Family 1990 Living Trust dated February 26, 1990, et al., by document recorded February 28, 1996, as Instrument No. 69990 of Official Records of Riverside County, California;

ALSO EXCEPTING THEREFROM that portion of said Lot 2 lying northwesterly of the of the northwesterly line of that certain parcel of land described in deed to Henry Munksgaard and Icie V. Munksgaard, Trustees of The Trust of Henry Munksgaard and Icie V. Munksgaard, by document recorded December 17, 1992, as Instrument No. 479824 of Official Records of said Riverside County.

Area – 500 square feet.

Parcel 011 B – *Temporary Construction Easement*

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

That portion of Lot 2 in Block 25 of the Village of Arlington, as shown by map recorded in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at a point on the southwesterly line of Lot 3 in said Block 25, at a point 700.00 feet northwesterly from the northerly line of the right-of-way of the canal of the Riverside Water Company; said point being in the northwesterly line of that certain parcel of land described in deed recorded December 19, 1992, as Instrument No. 479824 of Official Records of Riverside County, California;

THENCE southwesterly and parallel with the southeasterly line of Magnolia Avenue, 292.34 feet to a line that is parallel with and distant 78.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard and the POINT OF BEGINNING of the parcel of land being described;



THENCE South 33°38'19" East, along said parallel line, a distance of 50.02 feet to the southeasterly line of said parcel of land described in document recorded December 19, 1992;

THENCE North 56°21'22" East, along said southeasterly line, a distance of 15.00 feet;

THENCE North 33°38'19" West, a distance of 10.51 feet;

THENCE South 56°21'22" West, a distance of 9.00 feet;

THENCE North 33°38'19" West, a distance of 28.17 feet;

THENCE North 56°21'22" East, a distance of 24.00 feet;

THENCE North 33°38'19" West, a distance of 11.34 feet to said northwesterly line of the parcel of land described in deed recorded December 19, 1992;

THENCE South 56°21'22" West, along said northwesterly line, a distance of 30.00 feet to the POINT OF BEGINNING.

Area – 667 square feet.

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

 7/11/05 Date Prep.   
Mark S. Brown, L.S. 5655  
License Expires 9/30/05



This must be in red to be a  
"CERTIFIED COPY"

Each copy to which a fee is attached  
is a true and correct copy of the  
original as filed of record in this office

Superior Court of California  
County of Riverside

By: *Cheryl P. Ferguson*  
DEPUTY CLERK

Dated: **JUN 14 2007**

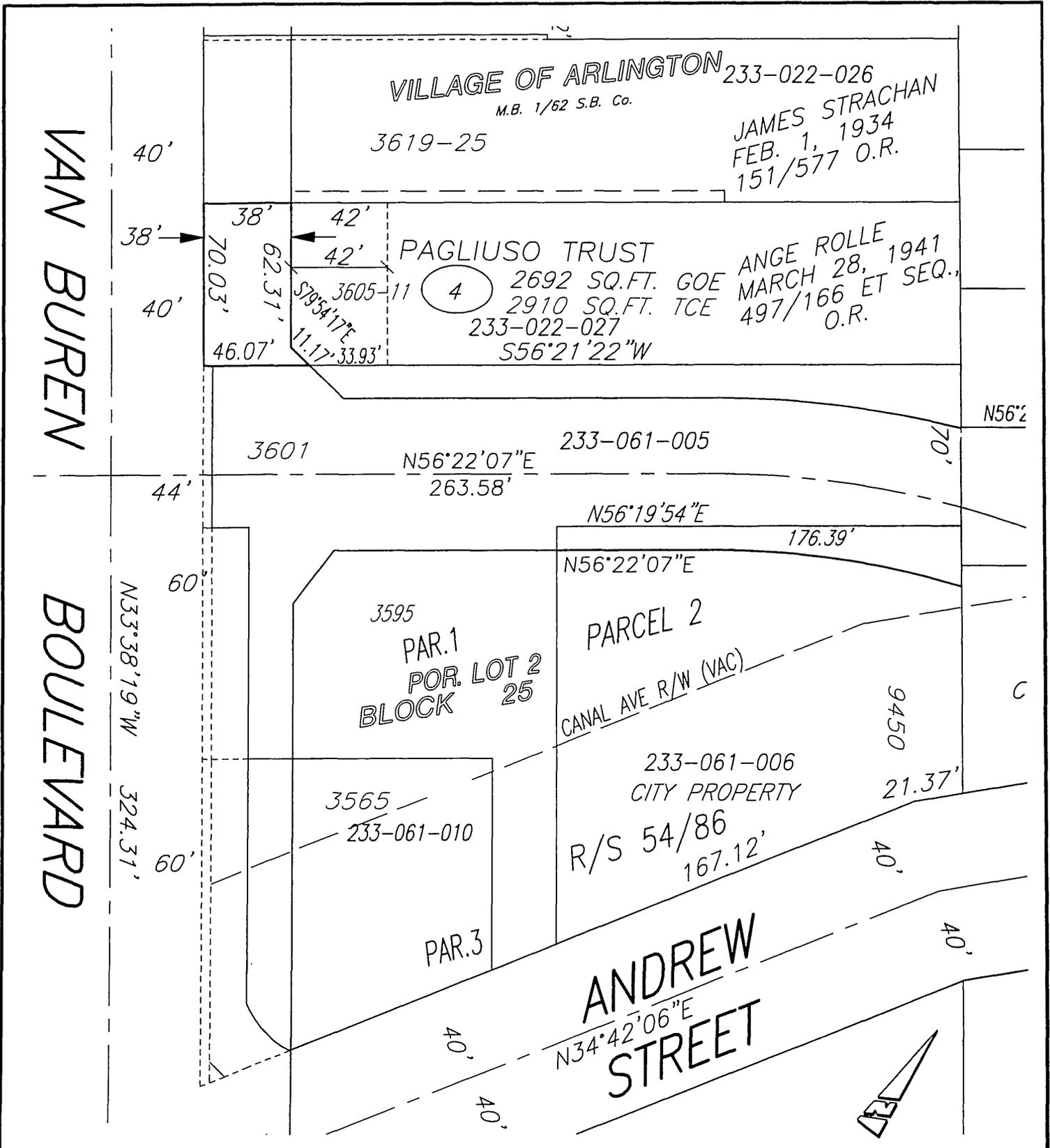
Certification must be in red to be a  
"CERTIFIED COPY"



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18 of 18

16006

THIS IS NOT PART OF THE RECORDED DOCUMENT



• CITY OF RIVERSIDE, CALIFORNIA •

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: N.T.S.

DRAWN BY: Kgs DATE: 4/29/05

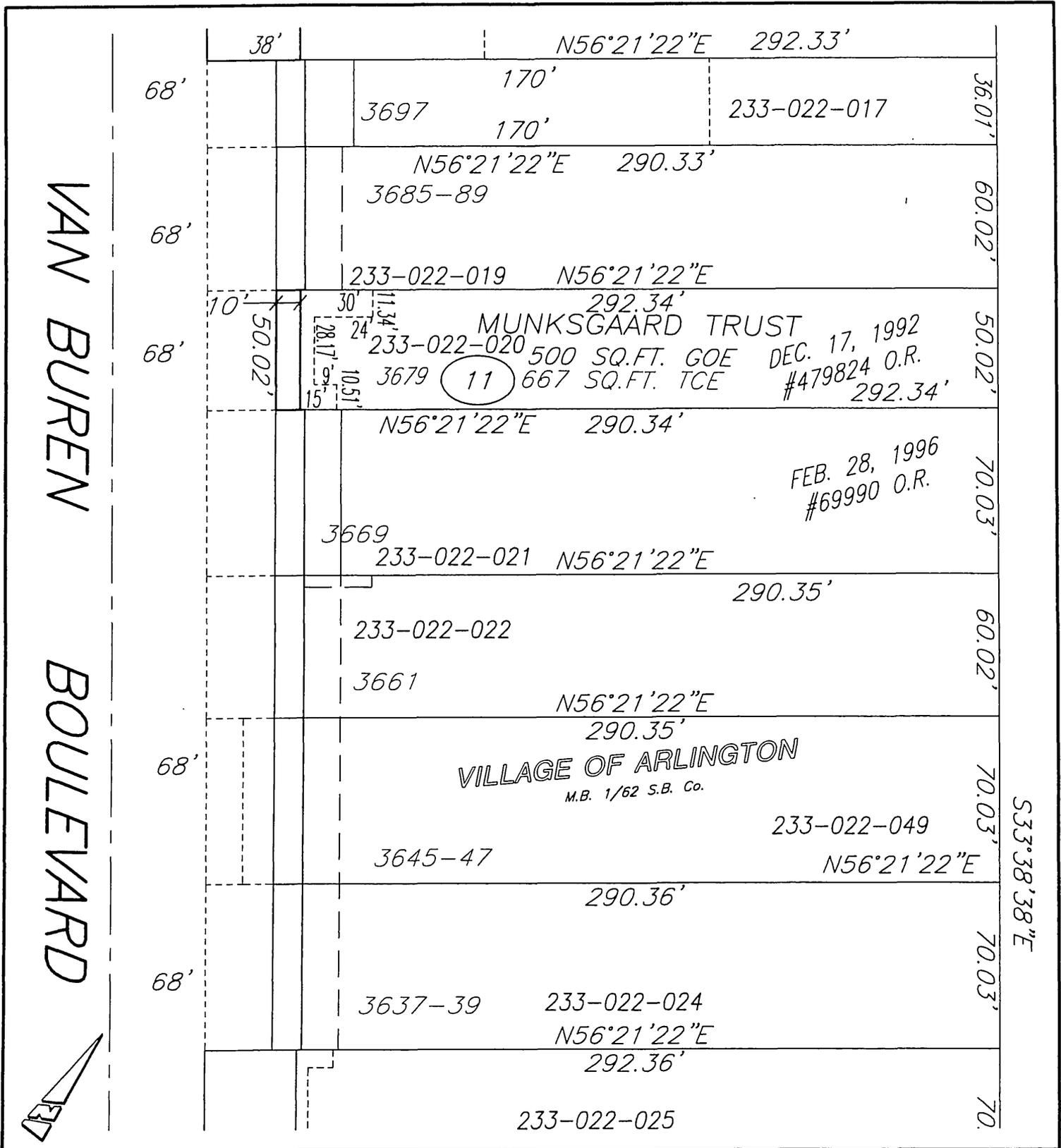
SUBJECT: VAN BUREN BOULEVARD WIDENING

16006





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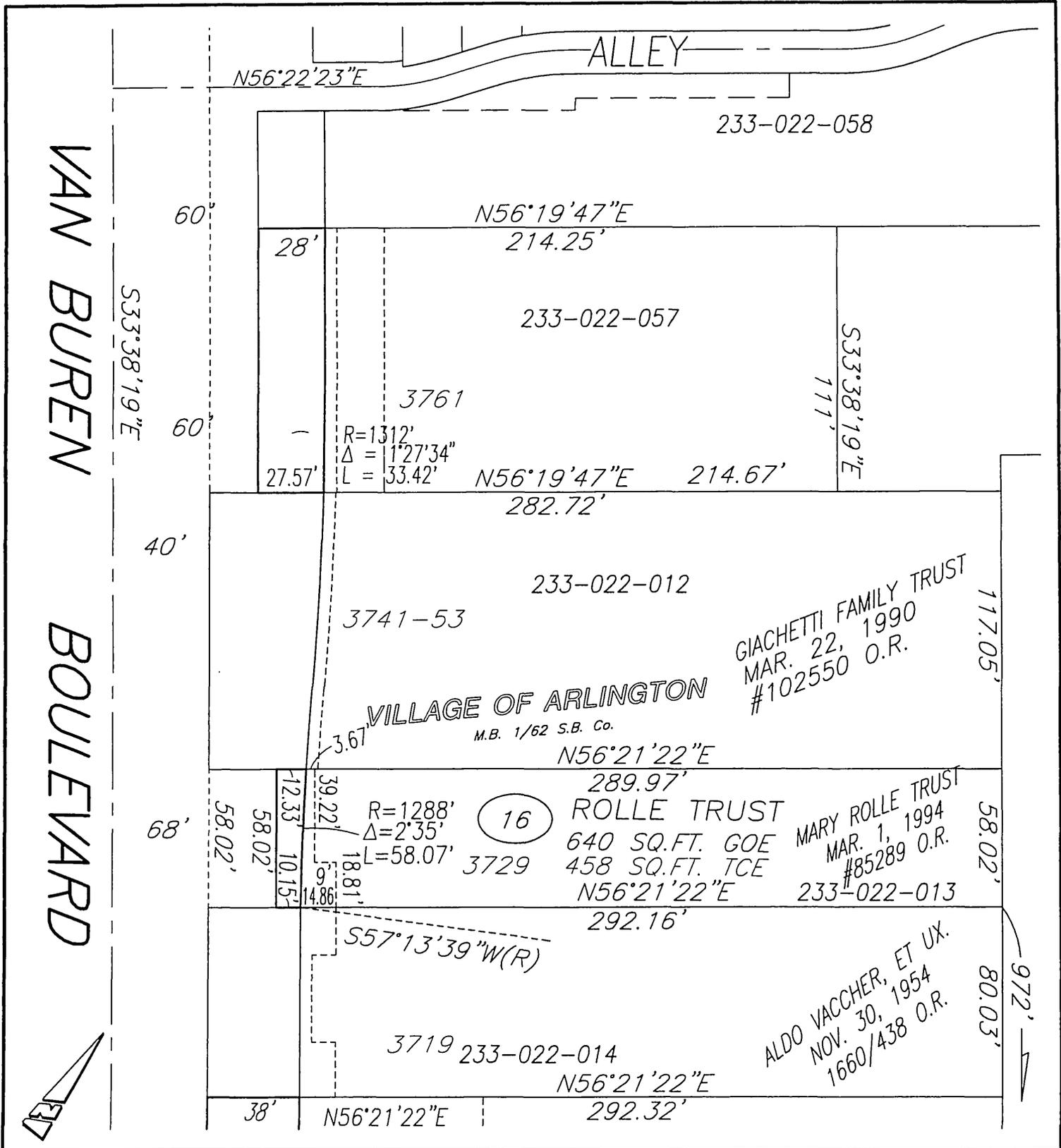
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SCALE: N.T.S. DRAWN BY: Kgs DATE: 12/6/04 SUBJECT: VAN BUREN BOULEVARD WIDENING

16006

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SHEET 1 OF 1

66-5  
66-7

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 12/6/04

SUBJECT: VAN BUREN BOULEVARD WIDENING

160006