

When recorded mail to:

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



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FREE RECORDING

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



FOR RECORDER'S OFFICE USE ONLY

Project: Van Buren Widening
Jackson to SAR
APN: 155-290-021
Address: 6869 Van Buren Blvd

D - 16286

SLOPE EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **NEWSOME HOMES, INC., a California corporation, who acquired title as NEWSOME HOMES, INC.,** as Grantor, hereby 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 roadway slope and support purposes, in, on, under, through, over and along that certain real property that 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.

Said roadway slope and support easement is to be used for all purposes proper and convenient in the construction, reconstruction and maintenance of roadway slopes and supports, including the rights of ingress and egress, the temporary deposit of tools, equipment, machinery, vehicles, materials and supplies used in the performance of

said work, and for similar and related purposes by the City of Riverside, its officers, employees agents or contractors.

If, in the opinion of the City Engineer of the City of Riverside, the property at the northwest corner of Van Buren Boulevard and Arlington Avenue including the land within this Slope Easement has been graded or improved in such manner that the integrity and stability of the improvements within the adjacent public right of way cannot be adversely affected due to instability of earth within the Slope Easement area, the City of Riverside shall quit-claim the rights granted under this Slope Easement.

Dated Sept 17, 2008

NEWSOME HOMES, INC.,
a California corporation

By: Nadia Miller

By: [Signature]

Print Name: NADIA MILLER

Print Name: Steven K. Ledbetter

Title: PRESIDENT

Title: V.P.



2008-0571470
10/27/2008 08 00A
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ACKNOWLEDGEMENT

State of California }
County of Los Angeles } ss

On 9/19/08, before me Maureen Powe-Edell, NOTARY PUBLIC,
personally appeared NADIA MILLER
who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the
foregoing paragraph is true and correct

WITNESS my hand and official seal.

Maureen Powe-Edell
Notary Signature



**CERTIFICATE OF ACCEPTANCE
(Government Code Section §21027)**

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 06, 2005
and the grantee consents to recordation thereof by its duly authorized officer.

Dated 10/22/08

CITY OF RIVERSIDE

By: Amelia M. Valdez

APPROVED AS TO FORM

Brian Wilson
DEPUTY CITY ATTORNEY

2008-0571470
10/27/2008 08:09A
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ACKNOWLEDGMENT

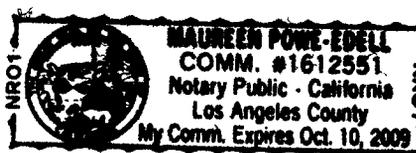
State of California)
County of Los Angeles)

On September 17, 2008, before me, **Maureen Powe-Edell**, the undersigned Notary Public, personally appeared, **STEVEN K. LEDBETTER**, Vice President of Newsome Homes, Inc., who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Maureen Powe-Edell
(Notary Signature)



(Seal)

16286

EXHIBIT "A"

SLOPE EASEMENT

APN: 155-290-021

THAT PORTION OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 2 SOUTH, RANGE 6 WEST, SAN BERNARDINO BASE AND MERIDIAN, AS SHOWN BY MAP OF RANCHO LA SIERRA ON FILE IN BOOK 6 PAGE 70 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SHOWN ON THE 2005/2006 TAX ASSESSORS ROLLS AS PARCEL NO. 155-290-021, BEING A 7.00 FOOT WIDE STRIP OF LAND, THE EASTERLY LINE OF SAID STRIP DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT ON THE NORTHERLY LINE OF THE LAND CONVEYED TO M.B. HOWARD BY DEED RECORDED JULY 15, 1946 AS INSTRUMENT NO. 2359 OF OFFICIAL RECORDS, SAID POINT BEING PARALLEL WITH AND DISTANT 65.00 FEET WESTERLY, AS MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF VAN BUREN BOULEVARD AS SHOWN BY PARCEL MAP ON FILE IN BOOK 14, PAGE 28 OF PARCEL MAPS, RECORDS OF SAID RIVERSIDE COUNTY;

THENCE SOUTH 00°57'29" WEST, 187.07 FEET ALONG SAID PARALLEL LINE.

THE SIDELINES OF SAID STRIP SHALL BE LENGTHENED OR SHORTENED SO AS TO TERMINATE NORTHERLY IN THE NORTHERLY LINE OF THE SAID LAND CONVEYED TO M.B. HOWARD AND SOUTHERLY IN THE SOUTHERLY LINE OF SAID LAND SHOWN ON THE 2005/2006 TAX ASSESSORS ROLLS AS PARCEL NO. 155-290-021.

CONTAINING 1,307 SQUARE FEET (0.03 ACRES), MORE OR LESS.

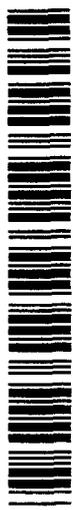
THIS LEGAL DESCRIPTION HAS BEEN PREPARED BY ME OR UNDER MY DIRECTION:

Peter J. Fitzpatrick
PETER J. FITZPATRICK, P.L.S. 6777
LICENSE EXPIRES 9/30/2008

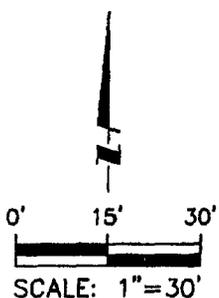
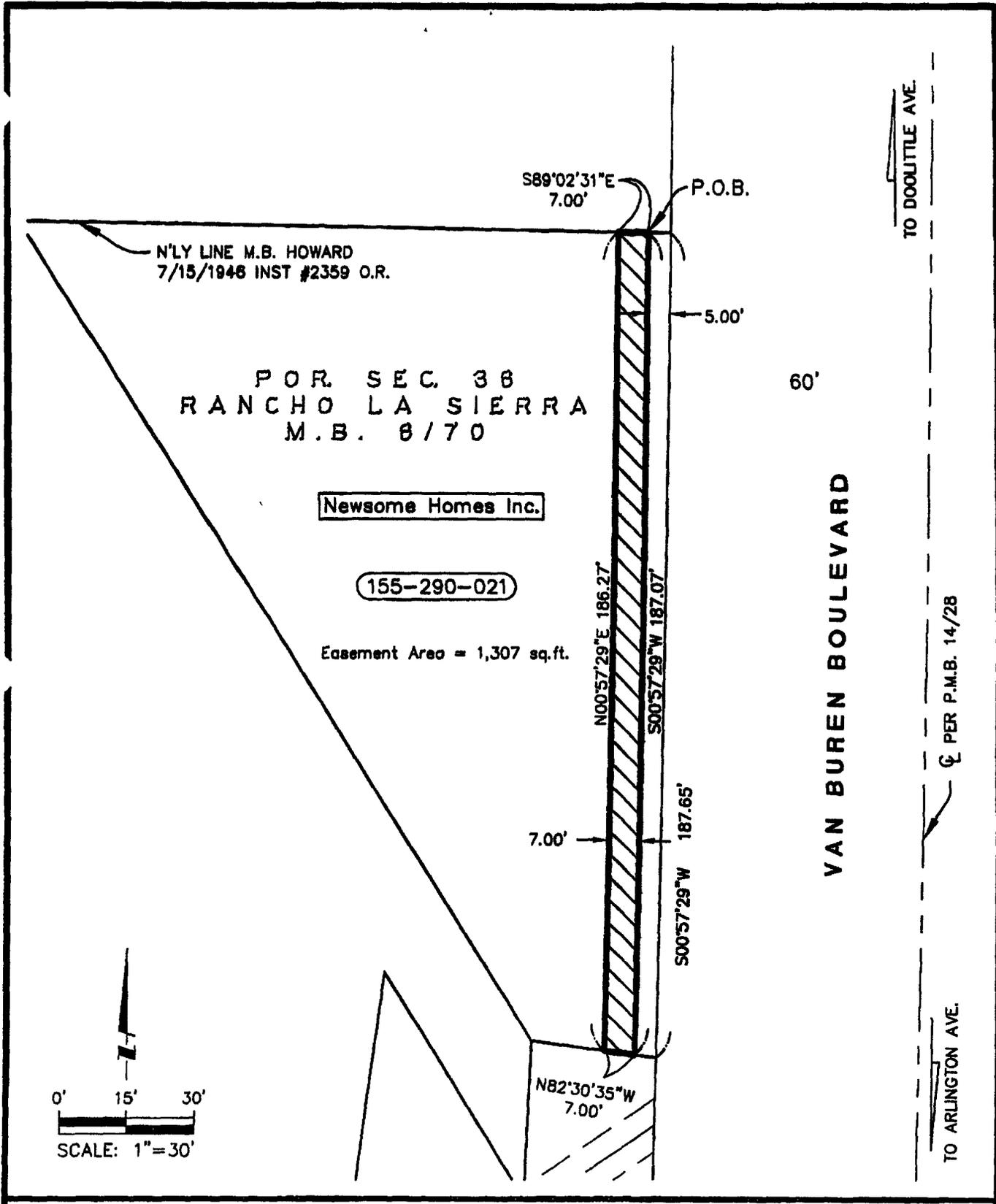
Dec. 21, 2007
DATE



2008-0571478
10/27/2008 08 00R
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DESCRIPTION APPROVAL
Mark S. Brown 1/23/08
MARK S. BROWN DATE
CITY SURVEYOR



POR. SEC. 38
RANCHO LA SIERRA
M.B. 8/70

Newsome Homes Inc.

155-290-021

Easement Area = 1,307 sq.ft.

VAN BUREN BOULEVARD

TO DOOLITTLE AVE

☞ PER P.M.B. 14/28

TO ARLINGTON AVE

• CITY OF RIVERSIDE, CALIFORNIA •

50.4

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	APN: 155-290-021
SCALE: 1" = 30'	DRAFTED: VON	DATE: 12/20/2007	CHECKED: PJF
SUBJECT: VAN BUREN BLVD WIDENING / SLOPE EASEMENT			

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10/27/2008 08 00A
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116286



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

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

CERTIFICATION

Pursuant to the provisions of Government Code 27361.7, I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

DESCRIPTION APPROVED

Date: 10-27-08

Signature: Micki Lewis

Print Name: MICKI LEWIS

