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Riverside, California 92522

City of Riverside
City Clerk's Office

DOC # 2010-0522079
11/01/2010 08:00A Fee:NC
Page 1 of 7
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)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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FOR RECORDER'S OFFICE USE ONLY

Project: P07-0617
Por. APN: 189-023-011
Address: 6111 Columbus Ave.

D - 16520



GRANT OF EASEMENT

Franklin Valli and Virginia Marie Merica, Co-Trustees or their successors, of the Valli Family Trust dated July 24, 1989, as Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a California charter city and municipal corporation, 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 9-14-10

Franklin Valli and Virginia Marie Merica, Co-Trustees
or their successors, of the Valli Family Trust
dated July 24, 1989

Franklin Valli
Franklin Valli, Co-Trustee

Virginia Marie Merica
Virginia Marie Merica, Co-Trustee

SEE ATTACHED LEGAL
NOTARIZATION

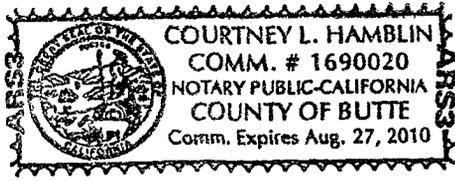
State of California
County of Butte } ss

On July 08, 2010, before me Courtney L. Hamblin, Notary Public

personally appeared Virginia Marie Merica 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.
[Signature]
Notary Signature



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**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, a California charter city and 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 10-18-10

CITY OF RIVERSIDE

By: *Tim Long*

APPROVED AS TO FORM:
By: *[Signature]*
Deputy City Attorney



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EXHIBIT "A"
LEGAL DESCRIPTION FOR VALLI FAMILY TRUST DEDICATION

THOSE PORTIONS OF LOTS 1, 2, 3, 4, 18, AND 19, IN BLOCK 15, OF RIVERVIEW ADDITION, TRACT NO. 3, AS SHOWN BY MAP ON FILE IN BOOK 7, OF MAPS, AT PAGE 5, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, TOGETHER WITH A PORTION OF A 15 FOOT ALLEY, ADJOINING SAID LOTS, VACATED BY THE CITY OF RIVERSIDE BY RESOLUTION RECORDED OCTOBER 7, 2010, AS INSTRUMENT NO. 2010 - 0483279, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST LINE OF SAID LOT 18 WITH THE SOUTHERLY LINE OF THAT CERTAIN 50 FOOT WIDE STRIP OF LAND DEEDED TO THE UNITED STATES OF AMERICA BY DEED RECORDED FEBRUARY 16, 1943, IN BOOK 569, AT PAGE 497, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE SOUTH 00°05'01" WEST, ALONG FREMONT STREET, AS SHOWN ON SAID MAP, A DISTANCE OF 231.52 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 1, BEING THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 410.28 FEET, AND TO WHICH A RADIAL LINE BEARS SOUTH 04°21'43" WEST;

THENCE NORTHWESTERLY ALONG SAID CURVE AND ALONG COLUMBUS AVENUE, AS SHOWN ON SAID MAP, THROUGH A CENTRAL ANGLE OF 29°03'56", A DISTANCE OF 208.13 FEET, TO THE SOUTHWEST CORNER OF SAID LOT 4;

THENCE NORTH 00°05'41" EAST, ALONG THE WEST LINE OF SAID LOT 4, A DISTANCE OF 3.60 FEET, TO A POINT ON A LINE PARALLEL WITH AND 3.00 FEET NORTHEASTERLY OF, AT A RIGHT ANGLE TO, THE SOUTHWESTERLY LINE OF SAID LOT 4 AND THE NORTHEASTERLY LINE OF SAID COLUMBUS AVENUE, BEING THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 407.28 FEET, AND TO WHICH A RADIAL LINE BEARS SOUTH 33°42'20" WEST;

THENCE SOUTHEASTERLY, ALONG SAID CURVE AND PARALLEL LINE, THROUGH A CENTRAL ANGLE OF 24°58'39", A DISTANCE OF 177.55 FEET;

THENCE NORTH 49°24'21" EAST, A DISTANCE OF 36.40 FEET, TO A POINT ON A LINE PARALLEL WITH AND 3.00 FEET WEST OF, AT A RIGHT ANGLE TO, THE EAST LINE OF SAID LOT 1;

THENCE NORTH 00°05'01" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 202.11 FEET, TO THE SOUTHERLY LINE OF THAT CERTAIN 50 FOOT WIDE STRIP OF LAND DEEDED TO THE UNITED STATES OF AMERICA BY DEED RECORDED FEBRUARY 16, 1943, IN BOOK 569, AT PAGE 497, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;



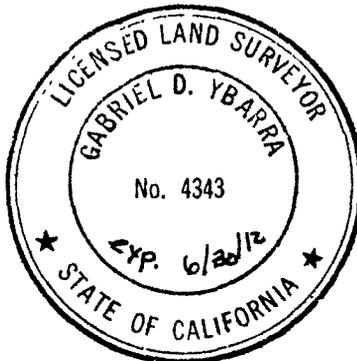
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THENCE SOUTH 74°52'47" EAST, ALONG SAID SOUTHERLY LINE, A DISTANCE OF 3.11 FEET, TO THE POINT OF BEGINNING.

PARCEL CONTAINS 1,687.74 SQUARE FEET NET.

PREPARED UNDER THE SUPERVISION OF:

Gabriel D. Ybarra 5-25-2010
GABRIEL D. YBARRA DATE
L.S. 4343
REG. EXP. 06-30-2012



DESCRIPTION APPROVAL.

BY. *Mark S. Brown* 6/9/10
DATE

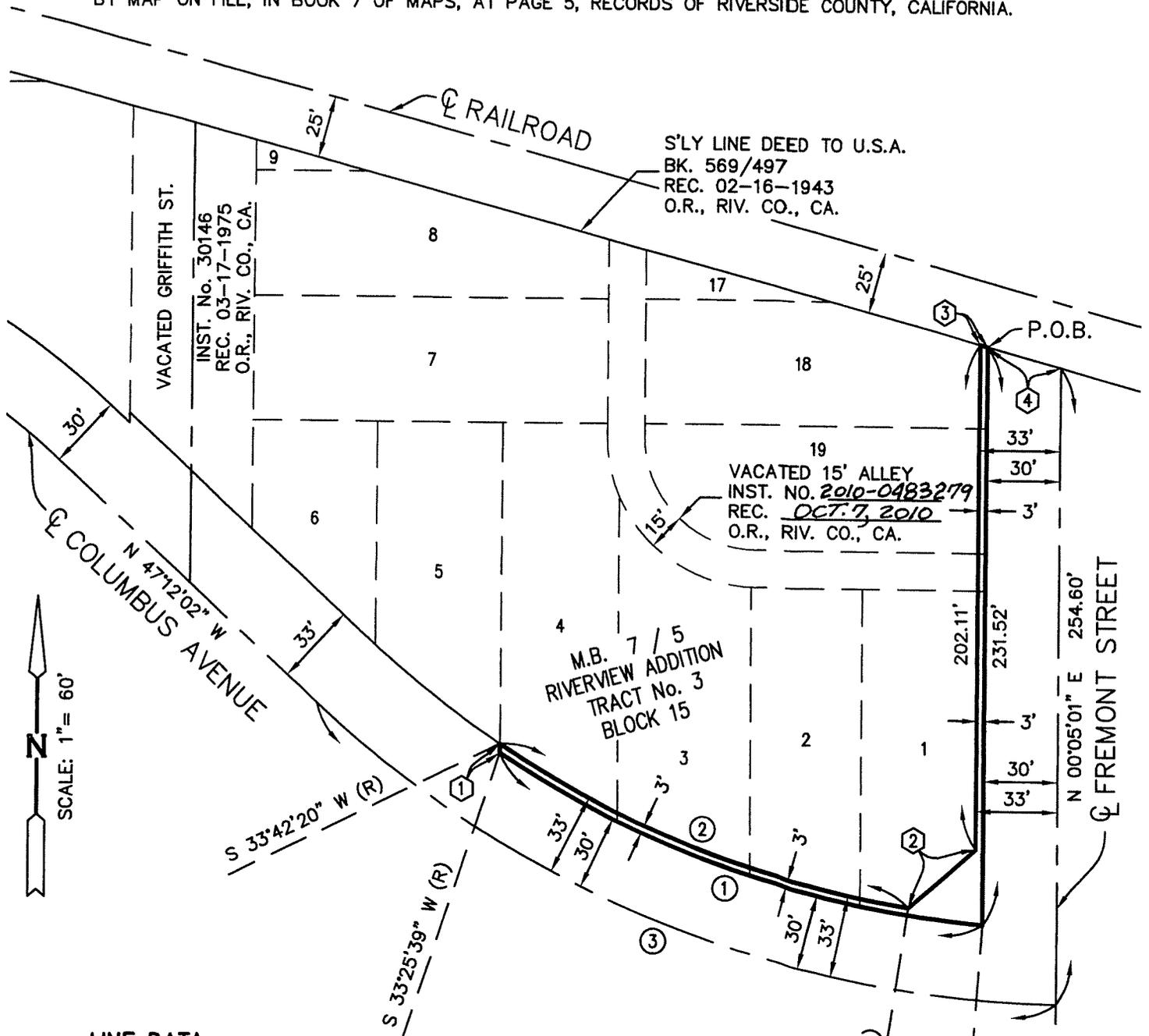
FOR MARK S BROWN
CITY SURVEYOR





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SHOWING THE GRANT OF EASEMENT FOR RIGHT OF WAY FOR FREMONT STREET AND COLUMBUS AVENUE OVER PORTIONS OF LOTS 1 THROUGH 4, INCLUSIVE, PORTIONS OF LOTS 18 AND 19 AND A PORTION OF A 15 FOOT VACATED ALLEY, ALL IN BLOCK 15 OF RIVERVIEW ADDITION, TRACT NO. 3, AS SHOWN BY MAP ON FILE, IN BOOK 7 OF MAPS, AT PAGE 5, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.



LINE DATA

(N)	BEARING	DISTANCE
①	N 00°05'41" E	3.60'
②	N 49°24'21" E	36.40'
③	S 74°52'47" E	3.11'
④	N 74°52'47" W	31.06'

CURVE DATA

(N)	DELTA	RADIUS	LENGTH	TANGENT
①	29°03'56"	410.28'	208.13'	106.36'
②	24°58'39"	407.28'	177.55'	90.21'
③	42°38'12"	440.28'	327.63'	171.82'



PREPARED UNDER THE SUPERVISION OF:

Gabriel D. Ybarra 5-25-2010
GABRIEL D. YBARRA L.S. 4343 DATE 16520
W.O. 07-19

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California
County of San Diego

On 9/14/10 before me, **Mir Ali, Notary Public,**

personally appeared FRANKLIN VACCI

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.

Mir Ali

Signature of Notary Public

(Notary Seal)

Mir Ali, Notary Public



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- Individual(s)
 Corporate Officer

(Title)

- Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears with in his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is/are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - Indicate title or type of attached document, number of pages and date.
 - Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document.

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