

When recorded mail to:

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

DOC # 2012-0238755

05/23/2012 04:30P 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)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			6						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
NCHGCC						T:	CTY	UNI	512

FOR RECORDER'S OFFICE USE ONLY

Project: PW11-0613  
Por. APN: 132-020-045  
Address: 11500 Magnolia Ave.

D - 16794



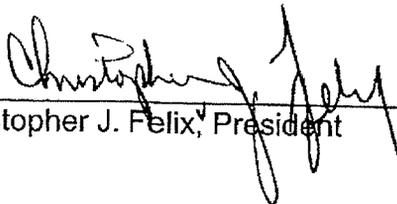
**GRANT OF EASEMENT**

The Paseos at Magnolia, LLC, a California limited liability company, as Grantor, 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.

JB  
16794

Dated April 6, 2012

The Paseos at Magnolia, LLC,  
a California limited liability company

  
\_\_\_\_\_  
Christopher J. Felix, President JFB

State of California

County of Orange } ss

On April 6, 2012, before me, Jennifer Armstrong,  
notary public, personally appeared, Christopher J. Felix

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.

  
\_\_\_\_\_  
Notary Signature



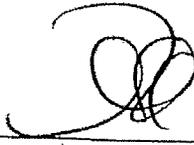
2012-0238755  
05/23/2012 04:38P  
2 of 6

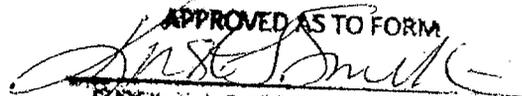
**CERTIFICATE OF ACCEPTANCE  
(Government Code Section §27281)**

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, 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 5-23-12

**CITY OF RIVERSIDE**

By:   
David Welch, Real Property Services Manager

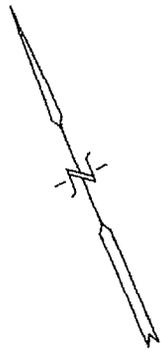
**APPROVED AS TO FORM**  
  
**SUPERVISING DEPUTY CITY ATTORNEY**



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SCALE 1"=100'



POINT OF BEGINNING

E MAGNOLIA AVENUE

PARCEL A

LOT CONSOLIDATION NO. P07-0470

DOC. NO. 2009-0549218

LINE TABLE

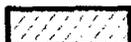
NO.	BEARING	LENGTH
L1	N50°49'12"E	61.94'
L2	N70°31'56"E	36.81'
L3	N56°22'43"E	65.15'
L4	N42°13'30"E	36.81'
L5	N56°22'43"E	69.24'
L6	N33°37'44"W	6.00'

NOTE:  
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.

REF.: PM5/49  
M.B.1/72 S.B.

STATE HIGHWAY 91

LEGEND

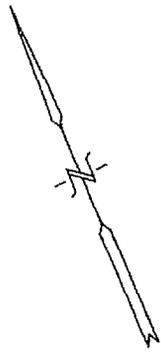
 RIGHT-OF-WAY DEDICATION



EXCEL ENGINEERING  
440 STATE PLACE  
ESCONDIDO, CA 92029  
PHONE (760) 745-8118



SCALE 1"=100'



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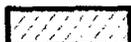
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PHONE (760) 745-8118





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):

Approved AS to form  
Supervising Deputy city Attorney

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Date: 5/23/12

Signature: Angela Hill

Print Name: Angela Hill