

Lawyers Title Company

When recorded mail to:

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

DOC # 2013-0291683
06/19/2013 10:56 AM Fees: \$0.00
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)

This document was electronically submitted to the County of Riverside for recording
Received by: LCWEATHERS

9305012

Project: Tyler Street Widening

FOR RECORDER'S OFFICE USE ONLY

POR. APN: 147-281-028 & 029

D - 16909

TRA: 009-175

TIX: \$0.00 TEMPORARY CONSTRUCTION EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **FAUSTINO ALVAREZ AQUIRRE, a married man as his sole and separate property**, as Grantor, hereby grants a temporary easement and right-of-way to the CITY OF RIVERSIDE, a California charter city and municipal corporation, as Grantee, its successors and assigns.

The property subject to this temporary easement and right of way is located in the City of Riverside, County of Riverside, State of California as described in **Exhibit "A"** attached hereto and incorporated herein by this reference.

This temporary easement and right of way allows Grantee the right to use the above described property for the purpose of installing public improvements. Such use may include, but is not limited to ingress and egress of persons and vehicles, the deposit of tools, equipment, machinery, and materials used in the performance of the construction, and for similar purposes by the City of Riverside, its officers, employees, agents or contractors.

Upon completion of construction, Grantee promises to remove all debris, waste, brush, or other materials deposited or placed upon the property subject to this temporary easement. Grantee further promises to make all reasonable efforts to return the surface of the property,

16909

with the exception of vegetation, to its original condition prior to entry.

This temporary easement and right-of-way shall terminate 9 months after issuance of the notice to proceed or upon completion of the public improvements and acceptance by City as demonstrated by recordation of a notice of completion, whichever occurs first.

Dated 5/26/13

Faustino Alvarez Aquirre
FAUSTINO ALVAREZ AQUIRRE

I am the spouse of Faustino Alvarez Aquirre, and I hereby consent and join in granting the easement hereinabove described to the City of Riverside, a California charter city and municipal corporation, as Grantee, and I hereby release and quitclaim any community property interest that I may have in said easement to said Grantee.

Juana Alvarez
(signature)

Juana Alvarez
(print name)

State of California
County of RIVERSIDE } ss

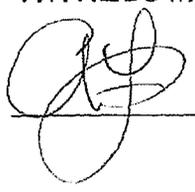
On 5-26-13, before me, A. L. Brown

notary public, personally appeared, FEUSTINO ALVAREZ AGUIRRE & JUAN ALVAREZ

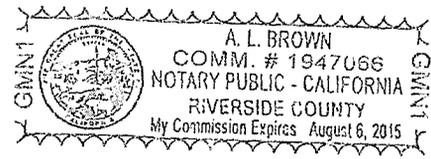
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), 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

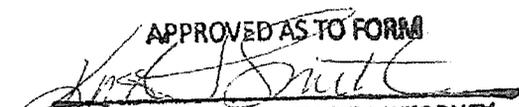


**CERTIFICATE OF ACCEPTANCE
(Government Code Section §27281)**

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 6-7-13

CITY OF RIVERSIDE
By 
David Welch
Real Property Services Manager

APPROVED AS TO FORM

SUPERVISING DEPUTY CITY ATTORNEY

147-281-028 & 029 TCE.DOC

EXHIBIT "A"

*FOR A.P.N. 147-281-028 # 029
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 Lots 10 and 11 in Block 11 of La Granada, as shown by map on file in Book 12, Pages 42 through 51 of Maps, Riverside County records, described as follows:

COMMENCING at the most northerly corner of said Lot 10;

THENCE South $30^{\circ}19'00''$ East, along the northeasterly line of said Lot 10, a distance of 123.75 feet to the most northerly corner of that certain parcel of land described in deed to Steven J. Bradley, et al., as Parcel 1 by document recorded May 16, 1988, as Instrument No. 129598 of Official Records of said Riverside County;

THENCE South $46^{\circ}47'34''$ West, along the northwesterly line of said Parcel 1, a distance of 25.65 feet to a point in a line that is parallel with and distant 50.00 feet southwesterly, as measured at right angles, from the centerline of Tyler Street (formerly Tyler Avenue), as shown by said map, and being the POINT OF BEGINNING of the parcel of land being described;

THENCE South $30^{\circ}19'00''$ East, along said parallel line, a distance of 110.02 feet to the southwesterly line of Parcel 2 of those certain parcels of land described in said deed recorded May 16, 1988;

THENCE South $46^{\circ}47'34''$ West, along said southwesterly line, a distance of 3.08 feet to a line that is parallel with and distant 53.00 feet southwesterly, as measured at right angles, from said centerline of Tyler Street;

THENCE North $30^{\circ}19'00''$ West, along said last mentioned parallel line, a distance of 68.77 feet;

THENCE South $46^{\circ}47'34''$ West, a distance of 7.18 feet to a line that is parallel with and distant 60.00 feet southwesterly, as measured at right angles, from said centerline of Tyler Street;

THENCE North $30^{\circ}19'00''$ West, along said last mentioned parallel line, a distance of 41.25 feet to said northwesterly line of Parcel

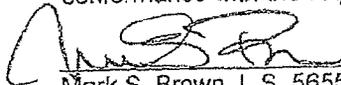
THENCE North $46^{\circ}47'34''$ East, along said northwesterly line, a distance of 10.26 feet to the POINT OF BEGINNING.

Area - 619 square feet, more or less.

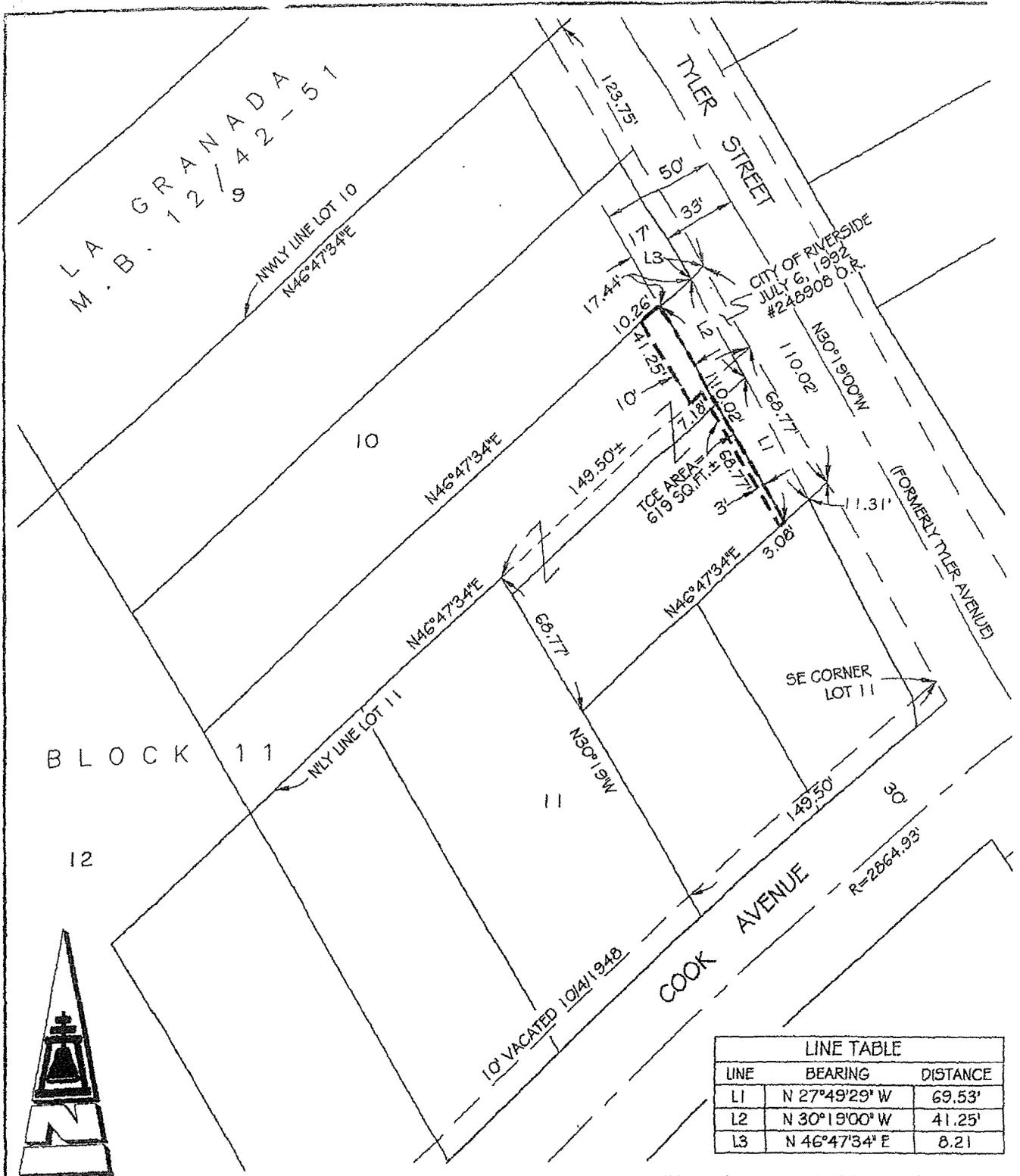
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This temporary easement and right-of-way shall terminate 9 months after issuance of the notice to proceed or upon completion of the public improvements and acceptance by the City as demonstrated by recordation of a notice of completion, whichever occurs first.

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

 0/15/2012 Prep: KW
Mark S. Brown, L.S. 5655 Date





LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 27°49'29" W	69.53'
L2	N 30°19'00" W	41.25'
L3	N 46°47'34" E	8.21

● 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: 1"=60' DRAWN BY: RICH DATE: 7/5/12 SUBJECT: TYLER STREET WIDENING-APN 147-281-028 & 029