

When recorded mail to:

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

2015-0390906

09/01/2015 11:54 AM Fee: \$ 0.00

Page 1 of 6

Recorded in Official Records
County of Riverside
Peter Aidana
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)

| | | | | | | | | | |
|------|------|------|---------|------|-----|---------|-----------|------|----|
| 38 | | | | | R | A | Exam: 110 | | |
| Page | DA | PCOR | Misc | Long | RFD | 1st Pg | Adtl Pg | Cert | CC |
| 6 | | | | | | | | | |
| SIZE | NCOR | SMF | NCHG/T: | | | NCHG CC | | | |

FOR RECORDER'S OFFICE USE ONLY

Project: P13-0458
Columbus Ave. & Ordway St.
POR. A.P.N's. 189-053-020 & 021 &
POR. 189-052-009

Handwritten mark

D-17222

GRANT OF EASEMENT

EVERGREEN ASSETS, LLC, a California limited liability company, as Grantor(s), FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) 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 the same, as well as pedestrian walkway facilities, manufactured slopes, utilities, including but not limited to electric energy distribution, transmission and telecommunications facilities, waterline distribution and transmission facilities, sanitary sewers, storm drains, traffic signals and related electrical facilities, gas line facilities, 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,

D-17222

County of Riverside, State of California.

Dated _____

**EVERGREEN ASSETS, LLC, a California
limited liability company**

By _____

By *[Signature]*

(print name)

Allen E. Armstrong
(print name)

Title _____

Title President/Manager

State of California

County of _____ } ss

On _____, before me, _____,
notary public, personally appeared, _____

_____,
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.

*SEE
ATTACHED*

Notary Signature

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Bernardino)

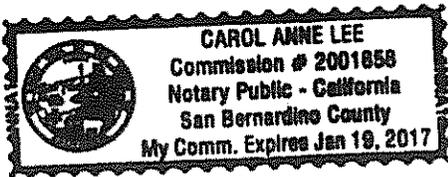
On July 8, 2015 before me, Carol Anne Lee, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Allen E. Armstrong
Name(s) of Signer(s)

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 Carol Anne Lee
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____ Document Date: _____
Number of Pages: _____ Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

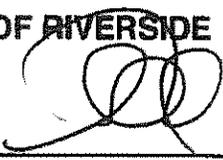
D-17222

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

Dated 9-1-2015

CITY OF RIVERSIDE

By 
David Welch
Real Property Services Manager

P13-0458 GOE.DOC

**APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE**


Deputy City Attorney

D-17222

Exhibit A

In the City of Riverside, County of Riverside, State of California:

The southerly 3.00 feet of Lots 1 and 2 of Block 11, and the southerly 3.00 feet of Lots 4, 5, and 6 of Block 12 of Tract No. 3 of the Riverview Addition to the City of Riverside as shown by map on file in Book 7, page 5 of Maps, records of said Riverside County, said southerly 3.00 feet being measured parallel and concentric with the centerline of Columbus Avenue as shown on said Tract No. 3.

Containing 753 square feet, more or less.

Prepared by me or under my direction

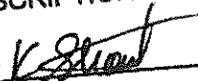


10-24-2014

Gordon D Edwards, PLS 6678
Expiration 6-30-2016



DESCRIPTION APPROVAL:

BY:  DATE 10/27/2014
FOR: CURTIS C. STEPHENS, L.S. 7519
CITY SURVEYOR

D-17222

EXHIBIT "B"

SHEET 1 OF 1



1" = 60'

TRACT NO. 3 OF THE RIVERVIEW ADDITION

29

10

30

9

MB 7/5

25'
25'

REC. 3-5-1962, BOOK 3090, PAGE 77 O.R. OF RIV. CO.
REC. 2-19-1948, BOOK 888, PAGE 544 O.R. OF RIV. CO.
UNION PACIFIC
(FORMERLY LOS ANGELES

R.R. RW RS 19 / 68-70
& SALT LAKE RAILROAD CO.)

31

8

BLOCK 11

32

BLOCK 12

32

25'

25'

25'

25'

15'

33'

33'

15'

ORDWAY STREET

4

3

2

1

6

5

4

3.00' DEDICATION

3.00' DEDICATION

25'

25'

33'

33'

COLUMBUS AVENUE

33'

AVENUE



PLAT PREPARED BY:

adkan ENGINEERS

Civil Engineering • Surveying • Planning
6879 Airport Drive, Riverside, CA 92504
Tel: (951) 688-0241 • Fax: (951) 688-0599

SCALE: 1"=60'

JN 8708

10-27-2014 CLIENT: INDUSTRIAL SOLUTIONS

APPROVED BY:

GORDON D EDWARDS, PLS 6678

COLUMBUS AVENUE
STREET DEDICATION

D-17222