

37509

APPROVED AS TO FORM

AVIGATION EASEMENT

M. Neal Hizer
DEPUTY CITY ATTORNEY

THIS INSTRUMENT, made this 15th day of March, 1966, 5799

by and between FRED JENNINGS, INC., a California corporation

parties of the first part and the CITY OF RIVERSIDE, a municipal corporation of the State of California, the party of the second part;

WITNESSETH:

THAT for a valuable consideration, receipt whereof is hereby acknowledged, said parties of the first part do by these presents grant unto the said party of the second part, its successors and assigns, a perpetual avigation easement over that certain real property situated in the County of Riverside, State of California, described as follows:

That portion of Lots 23, 24, 25, 40, 41 and 42 of Mississinewa Tract, as shown by map on file in Book 8, page 22 of Maps, Records of Riverside County, California, also being a portion of Parcel 3 of Records of Survey on file in Book 42, page 70 of Records of Survey, Records of Riverside County, California, being more particularly described as follows:

Commencing at the intersection of the center line of the proposed North-South runway as shown by said Record of Survey with the Northerly line of said Mississinewa Tract, said intersection being N 89° 44' 07" W (recorded S 89° 36' 00" W) 87.77 feet, along the Northerly line of Parcel 3 of said Record of Survey from a 1 1/4 inch iron pipe at the Southeasterly corner of McClaskey Tract, as shown by map on file in Book 10, pages 36 and 37 of Maps, Records of Riverside County, California;

Thence S 89° 44' 07" E along said Northerly line, 125.02 feet, to said Northwesterly corner of Parcel 1, as shown on said Record of Survey;

Thence S 00° 47' 19" E parallel with the Southerly prolongation of said center line of North-South runway being 125 feet Easterly as measured at right angles therefrom 497.70 feet to the true point of beginning;

Thence continuing S 00° 47' 19" E, 180.00 feet;

Thence S 89° 12' 41" W, 250.00 feet;

Thence N 00° 47' 19" W, 180.00 feet;

Thence S 89° 12' 41" E, 250.00 feet to the true point of beginning.

EXCEPT THEREFROM that portion lying within Lots 25 and 40 of said Mississinewa Tract.

DESCRIPTION APPROVAL
by *Ernest R. Jones* 2/18/66 by *JLP*
Surveyor

Microfilm records... 1-65. Book and page no longer... number and year of film.

THE GRANTOR, its successors and assigns, hereby convey for the use and benefit of the public, a right of flight for the passage of aircraft in the airspace above the surface of the premises described above, together w

LEARNOR R. JONES

My Commission Expires Oct. 25, 1969

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.

SCALE: 1" = 100' DRAWN 2/10/66 BY G.S. SUBJECT: Riverside Municipal Airport

80546

the right to cause in said airspace, such noise as may be inherent in the operation of aircraft, now known or hereafter used for navigation of or flight in the air, using said airspace of landing at, taking off from or operation on Riverside Municipal Airport.

THE FOREGOING reservation shall not restrict the construction or development of said property as provided for and/or allowed in the following paragraph.

BY THE DRAWING of this instrument, the Grantor expressly agrees for itself, its successors and assigns, that it will not erect nor permit the erection of any structure or object or permit the growth of any tree higher than 36 feet above existing ground level at the Northerly line of the real property described hereinabove, also, the Grantor agrees that the height above existing ground level of any structure, object or tree shall be limited to a progressive increase Southerly at the rate of one foot vertical for each twenty feet horizontal as measured Southerly to the Southerly line of the real property described hereinabove, at which Southerly line a structure, object or tree of 45-foot height above existing ground level is allowable. In the event the aforesaid covenant is breached, the Grantee or its agents shall have the right to enter upon the land hereinabove described and to remove the offending structure or object and to cut the offending tree, all of which shall be at the expense of the Grantor.

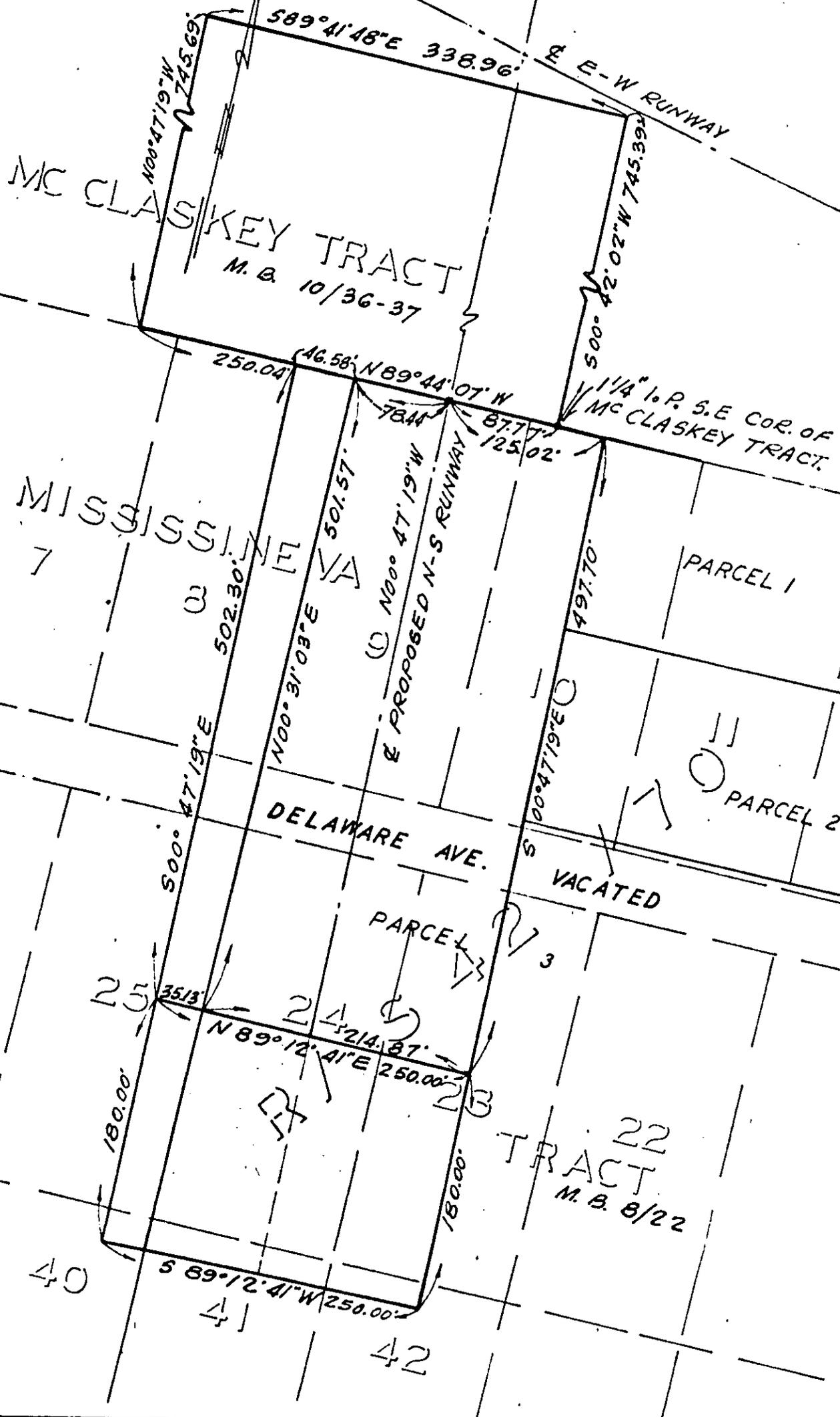
Dated March 1, 1966

FRED JENNINGS, INC.,
a California corporation
By [Signature]
By [Signature], Secy.

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SCALE: 1" = 100' DRAWN 2/10/66 BY G.S. SUBJECT Riverside Municipal Airport. 1/10

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CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT

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.

37509
347915/50418/B

City of Riverside
City Hall
Riverside Calif
Attn Mr. Harkley

37509

RECEIVED FOR RECORD
APR 11 1966

AT 9:00 O'CLOCK A.M.
At Request of
SECURITY TITLE INSURANCE CO.
Recorded in Official Records
of Riverside County, California

W. H. DeLoach
Recorder
FEES \$ *Mary*

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