

M. Neal Green
DEPUTY CITY ATTORNEY

THIS INSTRUMENT, made this 24th day of July, 1967

by and between ENOS C. REID, JOHN D. BABBAGE, HORACE O. COIL and C. B.

O'GORMAN

6287

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 easement and right of way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement and removal of a public utility facilities

together with all necessary appurtenances, in, under, upon, over, and along that certain real property situated in the County of Riverside, State of California.

DESCRIPTION APPROVAL

by *Samuel H. ...* 6/16/67 by *P.B.*
Surveyor

PARCEL 1

All that portion of Block 12 of the Wilbur Tract, as shown by map on file in Book 4, page 36 thereof, Records of San Bernardino County, California, more particularly described as follows:

Beginning at the Northeast corner of said Block 12;

Thence North 89° 57' 39" West, along the North line of said Block 12, a distance of 396.85 feet to the Northwest corner of that certain parcel of land conveyed to H. S. Rawlings Company, Inc., et al, by deed recorded February 16, 1959, as Instrument No. 12769 of Official Records of Riverside County, California;

Thence South 00° 45' 09" West, along the Westerly line of the parcel so conveyed, a distance of 6.00 feet, more or less, to a point in a line parallel with and distant 6.00 feet Southerly from, measured at right angles to, said North line of Block 12;

Thence South 89° 57' 39" East, along said parallel line to a point in the East line of said Block 12;

Thence North 00° 50' 51" East, along said East line, a distance of 6.00 feet, more or less, to the point of beginning.

PARCEL 2

All that portion of said Block 12 of the Wilbur Tract, more particularly described as follows:

Beginning at the Northeast corner of said Block 12;

Thence South 00° 50' 51" West, along the East line of said Block 12, a distance of 475.10 feet to a point in the Southwesterly line of the parcel conveyed to Rawlings, as described in Parcel 1 hereinabove, said point being on a curve, concave to the Northeast, having a radius of 472.00 feet, the initial radial line through said point bears South 23° 36' 57" West;

Thence Northwesterly along said Southwesterly line and along said curve, to the right, to a point in a line, parallel with and distant 10.00 feet Westerly from, measured at right angles to, said East line of Block 12;

Thence North 00° 50' 51" East, along said parallel line to a point in the North line of said Block 12;

Thence South 89° 57' 39" East, along said North line, a distance of 10.00 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM any portion thereof included in Parcel 1 described hereinabove.

PARCEL 3

R/S 990

3-4 HB

6287

All that portion of said Block 12 of the Wilbur Tract, more particularly

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68364

conveyed, a distance of 6.00 feet with and distant 6.00 feet southerly from, measured at right angles to, North line of Block 12;
Thence South $89^{\circ} 50' 39''$ East, along said parallel line to a point in the East line of said Block 12;
Thence North $00^{\circ} 50' 51''$ East, along said East line, a distance of 6.00 feet, more or less, to the point of beginning.

PARCEL 2

ALL that portion of said Block 12 of the Wilbur Tract, more particularly described as follows:

Beginning at the Northeast corner of said Block 12;
Thence South $00^{\circ} 50' 51''$ West, along the East line of said Block 12, a distance of 475.10 feet to a point in the Southwesterly line of the parcel conveyed to Rawlings, as described in Parcel 1 hereinabove, said point being on a curve, concave to the Northeast, having a radius of 472.00 feet, the initial radial line through said point bears South $23^{\circ} 36' 57''$ West;
Thence Northwesterly along said Southwesterly line and along said curve, to the right, to a point in a line, parallel with and distant 10.00 feet Westerly from, measured at right angles to, said East line of Block 12;
Thence North $00^{\circ} 50' 51''$ East, along said parallel line to a point in the North line of said Block 12;
Thence South $89^{\circ} 57' 39''$ East, along said North line, a distance of 10.00 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM any portion thereof included in Parcel 1 described hereinabove.

PARCEL 3

All that portion of said Block 12 of the Wilbur Tract, more particularly described as follows:

Commencing at the Northeast corner of said Block 12, said point being the Northeast corner of that certain parcel of land conveyed to H. S. Rawlings Company, Inc., et al, by deed recorded February 16, 1959, as Instrument No. 12769 of Official Records of Riverside County, California.

Thence North $89^{\circ} 57' 39''$ West, along the North line of said Block 12 and the North line of the parcel so conveyed, a distance of 276.31 feet, more or less, to a point thereon, distant South $89^{\circ} 57' 39''$ East, a distance of 120.54 feet from the Northwest corner of the parcel so conveyed for the TRUE POINT OF BEGINNING;

Thence South $00^{\circ} 02' 21''$ West, a distance of 297.77 feet to a point on the Southwesterly line of the parcel so conveyed;

Thence South $54^{\circ} 58' 40''$ East, along said Southwesterly line, a distance of 12.21 feet to a point thereon;

Thence North $00^{\circ} 02' 21''$ East, a distance of 304.77 feet to a point on said North line of Block 12 and said North line of the parcel so conveyed;

Thence North $89^{\circ} 57' 39''$ West, along said North line, a distance of 10.00 feet to the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM any portion thereof included in Parcel 1 described hereinabove.

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NW cor of deed
Recorded 2/16/59 #12769
N'y line of Rawlings by
deed recorded 2/16/59
Inst. #12769

NE Corner
Block 12

Public Utility Easement Parcel 1

North Line Block 12
N89°57'39"W 396.85'

6.00'

276.51'

6.00'

N04°50'E
176.12'

PAR. 1

PAR. 3

10' Public Utility Easement
Parcel 3

N89°57'39"W
111.11'

PAR. 2

PAR. 4

SW'y line of Deed
Recorded 2/16/59 #12769

SERVICE
FREEWAY R/W LINE
N54°58'40"W 353.50'
N54°58'40"W 365.63'

COURT

N0°02'21"E 234.42'

N0°02'21"E 262.41'

Public Utility Easement Parcel 2

N0°00'47"E 125.10'
N23°25'57"E(2)

BLOCK 12

WILBUR TRACT

M.B. 4/36 Rec. S. B. Co.

SPRUCE

STREET

PUE PARCEL 3 REVISED 5/25/59

CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED
IN THE ATTACHED DOCUMENT

WO. 67-82

FILE 2035.1

SHEET

This plat is solely an aid in locating the parcel(s) described in the 6257
attached document. It is not a part of the written description therein.

SCALE: 1" = 20' DRAWN 5-1-67 BY R.M. SUBJECT R/S 990

OF 1 SHEETS

68364

RECEIVED FOR RECORD
AUG 4 1967

40 Min. Past 3 o'clock P M
Affiant of
Grantee

Recorded in Official Records
of Riverside County, California

W. W. DeLoach

Recorder
FEE \$ *None*

[Signature]
INDEXED

... records ...
... no longer associated ...
... by ...

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