

91692

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall
3711 Orange St.
Riverside, Calif. 92501
Sewer Easement - C-17-690

DOCUMENTARY TRANSFER TAX
\$ None
Signature [Signature]
CITY OF RIVERSIDE

CITY DEED NO.:

Microfilm recording from 4-1-65. Book and page no longer assigned. Identify by account number and year of filing.

RECEIVED FOR RECORD

AUG 13 1971

40 Min. Past 12 o'clock P.M.
Request
CITY OF RIVERSIDE

Recorded in Official Records of Riverside County, California

[Signature]

FEE \$ NONE

INDEXED

FOR RECORDER'S OFFICE USE ONLY

SEWER
EASEMENT

APPROVED AS TO FORM

[Signature]
DEPUTY CITY ATTORNEY

7417

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

PACHAPPA TOWN HOUSE, a limited partnership,

as Grantor, grant(s) to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, a perpetual easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of sanitary sewer 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, described as follows:

A strip of land 10.00 feet in width over a portion of Bandini Avenue (vacated) and Lots 4 and 5 of RANCHERIA DE PACHAPPA, as shown by map on file in Book 2, Page 38 of Maps, Records of Riverside County, California; the centerline of said strip of land being described as follows:

Commencing at the most west corner of that certain parcel of land conveyed to the City of Riverside, by deed recorded July 13, 1962, as Instrument No. 65914, Official Records of Riverside County, California;

Thence South 71° 48' 50" East, along the southwest line of said parcel, 29.36 feet to a point; said point being the beginning of a non-tangent curve, concave northwest, having a radius of 150.00 feet; the initial radial line of said curve bears South 59° 53' 14" East; said point also being the TRUE POINT OF BEGINNING;

Thence southwest, along said curve, an arc length of 72.91 feet, through a central angle of 27° 50' 54" to a tangent line;

Thence South 57° 57' 40" West, along said tangent line, a distance of 827.11 feet;

Thence South 56° 20' 40" West, 34.58 feet;

Thence South 32° 02' 20" East, 222.42 feet to a point in the southeast line, bearing South 64° 02' 04" West, of that certain parcel of land conveyed as Parcel 1 to Pachappa Town House, a limited partnership, by deed recorded December 18, 1970, as Instrument No. 127145, of Official Records of said County, said point also being the END of this centerline description.

DESCRIPTION APPROVAL

by [Signature] 7/19/71 by [Signature]
Surveyor

[Signature] [Signature]

91692

TOGETHER WITH the right to clear and keep clear said easement and right-of-way from any structures or trees, to enter upon and to pass and repass over and along said real property, and to deposit tools, implements and other material thereon by Grantee, its officers, agents and employees and by persons under contract with said Grantee and their officers, agents and employees, whenever and wherever necessary for the purpose of constructing, reconstructing, maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing said sanitary sewer facilities

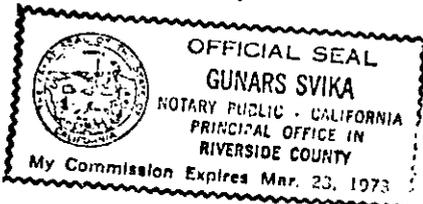
Provided, however, that the Grantor reserves the right to use and enjoy the land over which said easement and right-of-way is granted, for any purpose and in any manner which does not interfere with or impair the right of the Grantee to use said easement and right-of-way.

Dated 8/3/71

PACHAPPA TOWN HOUSE,
a limited partnership
BERGUM CONSTRUCTION COMPANY
BY J. A. Bergum PRES.
BY John Van Dyke

STATE OF CALIFORNIA,
COUNTY OF Riverside

ss. August 3, 19 71
On this before me, the undersigned, a Notary Public in and for said State, personally appeared J. A. Bergum, known to me to be the President, and John Van Dyke, known to me to be the Secretary of BERGUM CONSTRUCTION COMPANY

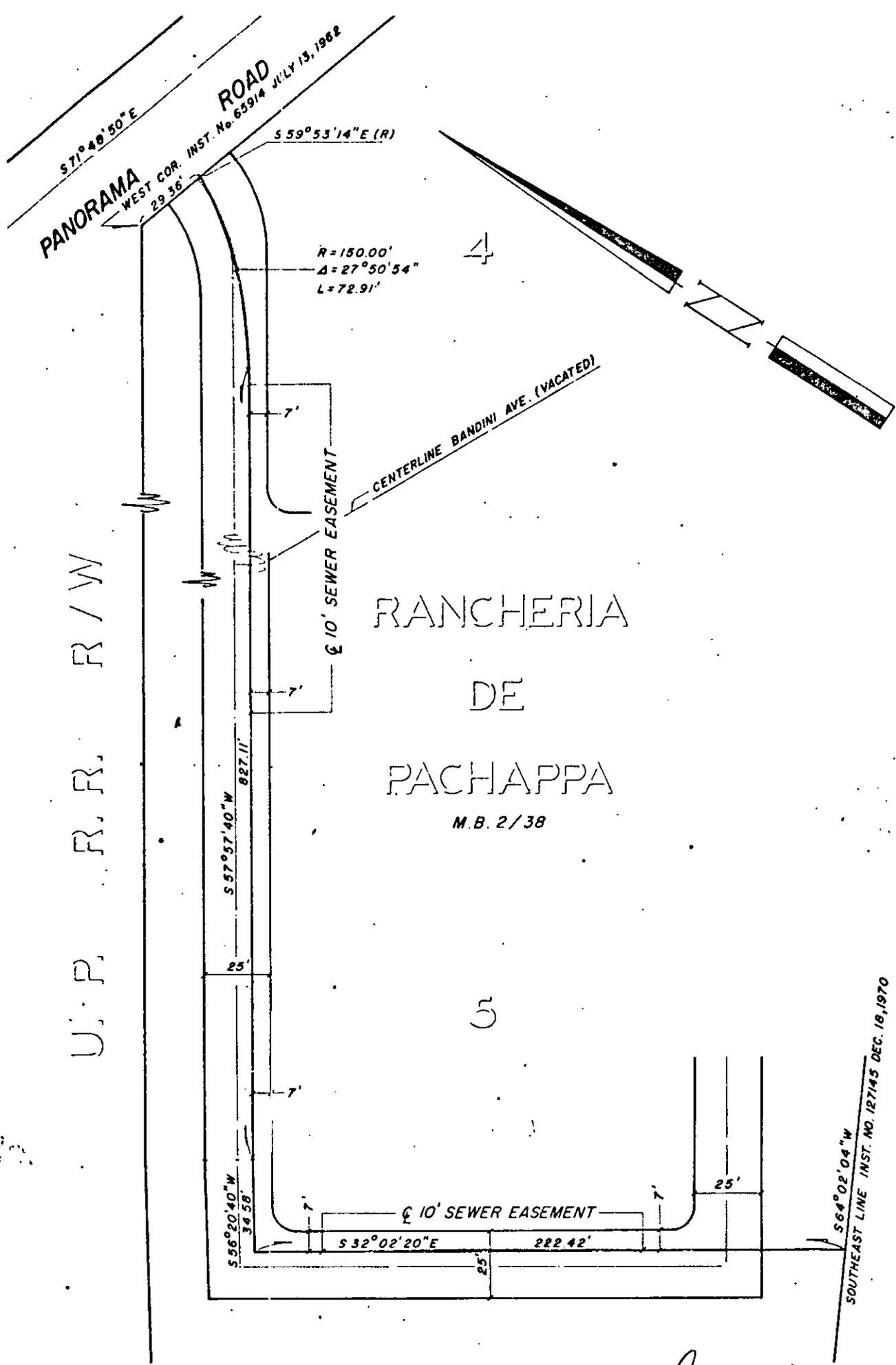


the corporation that executed the within instrument and known to me to be the person who executed the within instrument on behalf of said corporation, said corporation being known to me to be a general partner of PACHAPPA TOWN HOUSE a limited partnership, the partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.
WITNESS my hand and official seal.

Gunars Svika
Notary Public in and for said State. 7417

91692

51692



CITY OF RIVERSIDE, CALIFORNIA

2/23

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.

SHEET /

SCALE: 1" = 50'

DRAWN 7/15/71 BY ME

SUBJECT C-17-690

OF / SHEETS

7417