

No Fee - 6103 Government Use.

87656

This document shall to:
City Clerk's Office
City of Riverside
City Hall, 3711 Orange St.
Riverside, California 92501
PUE P1-7112 - Madington Plaza

RECEIVED FOR RECORD
JUL 12 1974
At Request of
CITY CLERK
Book 1974, Page 87656
Recorded in Official Records
of Riverside County, California
W.H. Walsh Recorder
FEES \$
INDEXED

DOCUMENTARY TRANSFER TAX
 None
Signature
CITY OF RIVERSIDE

FOR RECORDER'S OFFICE USE ONLY

CITY DEED NO. _____

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
JAMES C. HUSE and KATHLEEN E. HUSE, husband and wife as community
property,

as Grantors, 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 underground electrical distribution
facilities

together with all necessary appurtenances, in, under, upon, over and
along that certain real property situated in the City of Riverside,
County of Riverside, State of California, described as follows:

PARCEL I

A uniform strip of land 6.00 feet in width over that portion of Lot 1
in Block 16 of the Lands of the RIVERSIDE LAND AND IRRIGATION COMPANY,
as shown by map on file in Book 1 of Maps at page 70 thereof, records
of San Bernardino County, California, the centerline of which is
described as follows:

Commencing at the southwest corner of that certain parcel of land con-
veyed to the City of Riverside, a municipal corporation, by deed re-
corded December 1, 1966, as Instrument No. 115472 of Official Records
of Riverside County, California; said corner being in a line which is
parallel with and distant 50.00 feet southerly as measured at right
angle to the centerline of ARLINGTON AVENUE;

Thence North 89° 42' East, along said parallel line, 63.01 feet to the
TRUE POINT OF BEGINNING;

Thence South 11° 11' 50" West, a distance of 4.07 feet to the beginning
of a tangent curve concaving northwesterly and having a radius of 255.00
feet;

Thence southwesterly, along said curve, thru a central angle of 13° 46'
05" an arc length of 61.28 feet to a tangent line;

Thence South 24° 57' 55" West, along said tangent line, a distance of
44.50 feet to the beginning of a tangent curve concaving northwesterly

and having a radius of 62.00 feet;

Thence southwesterly, along last mentioned curve, thru a central angle of $32^{\circ} 25' 30''$ an arc length of 35.09 feet to a tangent line;

Thence South $57^{\circ} 23' 25''$ West, along last mentioned tangent line, a distance of 82.03 feet to an angle point;

Thence South $55^{\circ} 42'$ West, a distance of 9.00 feet to a point hereinafter referred to as Point "A", for description purposes;

Thence North $34^{\circ} 18'$ West, a distance of 65.21 feet to a point in the southerly line of that certain parcel of land conveyed to Mark C. Bloome Co., Inc., a California corporation, by deed recorded January 29, 1974, as Instrument No's. 10899 and 10900, Official Records of said Riverside County; said point being the END of this centerline description.

PARCEL II

A uniform strip of land 4.00 feet in width over that portion of said Lot 1 as shown by said map, the centerline of which is described as follows:

Commencing at a point, hereinbefore referred to as Point "A";

Thence South $55^{\circ} 42'$ West, a distance of 3.00 feet;

Thence South $34^{\circ} 18'$ East, a distance of 5.00 feet to the TRUE POINT OF BEGINNING;

Thence North $55^{\circ} 42'$ East, a distance of 12.00 feet to the END of this centerline description.

DESCRIPTION APPROVAL
by George P. Hutchinson 6/4/74 by *[Signature]*
Surveyor

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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 underground electrical distribution 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 July 9 '74

James C. Huse
JAMES C. HUSE
Kathleen E. Huse
KATHLEEN E. HUSE

STATE OF CALIFORNIA,
COUNTY OF LOS ANGELES } ss.

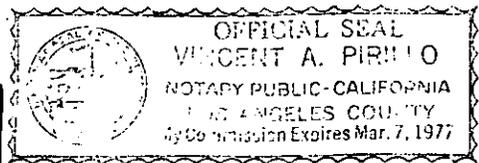
ON JULY 9, 1974,
before me, the undersigned, a Notary Public in and for said State, personally appeared
JAMES C. HUSE
KATHLEEN E. HUSE

known to me,
to be the person S whose name S ARE subscribed to the within instrument,
and acknowledged to me that They executed the same.

WITNESS my hand and official seal.

Vincent A. Pirello

Notary Public in and for said State.



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BARCELONA WY.

ARLINGTON AVE.
583°42'W

MADISON ST.
N34°00'W

3' Conveyed to the City of Riverside by deed recorded 12/1/66 35 Inst. No. 115472, O.R. Riv. Co.

MARK C. BLOOME
Jan. 29, 1974
Inst. No. 10899, 10900
O.R. Riv. Co.

R=255.00'
Δ=13°46'05"
L=61.28'

R=62.00'
Δ=32°25'30"
L=35.09'

BLOCK 16 OF
R.L. & I. CO.

M.B. 1/70, S.B. CO.



◦ 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

5/10

SCALE: 1" = 40'

DRAWN BY JMW DATE 5/31/74

SUBJECT P.U.E. PI-7112 - Madington Plaza