

When recorded, mail to  
City of Riverside, 3900 Main Street  
Riverside, CA 92522  
Attn: City Engineer

FREE RECORDING  
This instrument is for the benefit of the  
City of Riverside and is entitled to be  
recorded without fee. (Government Code 6103)

RECEIVED FOR RECORD  
2:55 Min. Past 3 o'clock P.M.  
At Request of  
COUNTY CLERK  
Book 1980, Page 70001  
APR 11 1980

Recorded in Official Records  
of Riverside County, California

*Dorothy S. ...* Recorder  
FEES \$ \_\_\_\_\_

COVENANT AND AGREEMENT  
FOR PRIVATE UTILITIES EASEMENT  
(Parcel Map 15816)

This Covenant and Agreement is made and entered into this  
day of APRIL 3, 1980, by Security Pacific National  
Bank, a national banking association, as Trustee of Trust Number 07-  
5-06453-0, and Grover G. Moss and Linda L. Moss, who are married to  
each other, the owners of record and the lessees, respectively, of the  
real property situated in the City of Riverside, County of Riverside,  
State of California, described as follows:

That portion of Lot 1 in Block 2 in Matthew Gage's Subdivision of Section  
30, Township 2 South, Range 4 West, San Bernardino Base and Meridan, as  
shown by Map on file in Book 2 page 37 of Maps, Records of Riverside  
County, California, described as follows:

BEGINNING at a point on the Southerly line of Eighth Street, 377.25 feet  
East of the intersection of the Easterly line of McKinley Avenue with the  
Southerly line of Eighth Street, as shown on said Map;

THENCE Southerly, parallel with the Easterly line of McKinley Avenue,  
300 feet to a point on the North line of Lot "B" of Tract No. 3075, as  
shown by map on file in Book 52 pages 97 and 98 of Maps, Records of  
Riverside County, California;

THENCE East, along the North line of said Lot "B" and the North line  
of Lot 6 of Tract No. 3075, 125.13 feet;

THENCE Northerly, parallel with the Easterly line of McKinley Avenue,  
300 feet to a point on the Southerly line of Eighth Street;

THENCE Westerly along the Southerly line of Eighth Street, 125.13 feet  
to the POINT OF BEGINNING.

For the purpose of complying with the conditions imposed by  
the City of Riverside, California for the approval of Parcel Map 15816,  
the tentative map of which was approved by the Planning Commission

Please Record for the benefit of the City  
of Riverside  
*[Signature]*  
Property Services Manager

DESCRIPTION APPROVAL  
*[Signature]*  
4/11/80

70001

70001

of the City of Riverside on January 3, 1980, the undersigned, for himself and his heirs, successors and assigns hereby covenants and agrees with the City of Riverside that a private utilities easement will be established on and across Parcel 1 of said Parcel Map 15816 for the use and benefit of Parcel 2, which easement is described as follows:

THE Easterly 10.00 feet of the Northerly 200.10 feet of the hereinabove described real property.

It is further covenanted and agreed that as parcels of Parcel Map 15816 are conveyed, the undersigned shall grant or reserve all of said easement as is appropriate to insure that the owner of said Parcel 2 have an easement across Parcel 1, which easement shall contain all rights deemed reasonable and necessary for the construction and maintenance of private utility services.

These covenants and agreements shall run with the land and shall be binding upon the undersigned, his heirs, successors, and assigns, and shall continue in effect until such time as released by the City Council of the City of Riverside, California.

IN WITNESS WHEREOF, the undersigned has caused this covenant and agreement to be executed the day and year first above written.

SECURITY PACIFIC NATIONAL BANK, a national banking association, as Trustee of Trust Number 07-5-06453-0

By [Signature]  
VICE PRESIDENT

By [Signature]  
SENIOR REAL ESTATE OFFICER

By [Signature]  
GROVER G. MOSS

By [Signature]  
LINDA L. MOSS

APPROVED AS TO FORM  
[Signature]  
ATTORNEY