

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

91655

RECEIVED FOR RECORD
At Request of
CITY OF RIVERSIDE
Book 1979, Page 91655
MAY 4 1979
Recorded in Official Records
of Riverside County, California
D. D. Sullivan, Recorder
FEES \$

COVENANT AND AGREEMENT
(Parcel Map 11212)

THIS COVENANT AND AGREEMENT is made and entered into
this 5 day of JANUARY 1979, by BRADLEY K. STAFFORD, an
unmarried man, the owner of record of the following described
real property located in the City of Riverside, County of River-
side, State of California:

Parcel 1 of Parcel Map 11212 on file in Book 59
at pages 81482 thereof of Parcel Maps, Records of
Riverside County, California.

For the purpose of complying with the conditions imposed
by the City of Riverside, California, for the approval of Parcel
Map 11212, the undersigned, for himself and his heirs, successors
and assigns hereby covenants and agrees with the City of River-
side that Parcel 1 of said Parcel Map 11212 shall not be used
as a dwelling site nor shall a building permit be applied for
until such time as the configuration of said parcel is changed
to conform to the requirements of the Residential Conservation
(RC) Zone and the standards of the Hawarden Special Design Area
or such appropriate zone and standards as determined by the
City Council of the City of Riverside as to permit such residential
use.

The undersigned further covenants and agrees that if
Parcel 1 of said Parcel Map 11212 is conveyed or transferred
to another, notice of the restriction herein contained shall be
given to the prospective grantee or transferee.

Should the City of Riverside bring suit in court to
enforce any terms of this covenant and agreement, the undersigned
or his heirs, successors and assigns agree to pay to the City
said City's court costs and reasonable attorney's fees.

This Covenant and Agreement shall run with the land and
shall be binding upon the undersigned, his heirs, successors

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

Please record for the benefit of the City of
Riverside
Property Services Manager

91655

1 and assigns until such time as said Parcel of Parcel Map 11212
2 is developed in accordance with the terms and conditions hereof
3 or until released by the City of Riverside.

4 IN WITNESS WHEREOF the undersigned has caused this
5 Covenant and Agreement to be executed the day and year first
6 above written.

7
8 Bradley K. Stafford
BRADLEY K. STAFFORD

9
STATE OF CALIFORNIA

COUNTY OF Riverside } ss.

On January 5, 1979, before me, the undersigned, a Notary Public in and for
said State, personally appeared Bradley K. Stafford

known to me to be the person whose name
subscribed to the within instrument and acknowledged to me
that he executed the same.

WITNESS my hand and official seal.

Signature

Peggy M. Seegraves

Peggy M. Seegraves

Name (Typed or Printed)

Form 3001—(Individual) First American Title Company
91655
PEGGY M. SEEGRAVES
NOTARY PUBLIC
RIVERSIDE COUNTY
CALIFORNIA
My Commission Expires November 19, 1982

C/A-4
(This area for official notarial seal)

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APPROVED AS TO FORM

[Signature]
ASSN. CITY ATTORNEY

BP/lc

CITY ATTORNEY
RIVERSIDE
CALIFORNIA

C/A-4