

251281

When recorded mail to:

City Clerk's Office  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

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  
AT 2:00 O'CLOCK P.M.

OCT - 9 1986

Recorded in Official Records  
of Riverside County, California

*William S. Conroy*  
Recorder  
Fees

FOR RECORDER'S OFFICE USE ONLY

Project: Benedict Canyon Sewer Protection  
Parcel 16

11623

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, HAROLD L. MABERRY and DARLENE M. MABERRY, husband and wife as joint tenants as Grantors, grant to the CITY OF RIVERSIDE, a municipal corporation, as Grantee, its successors and assigns, an easement and right-of-way for the purpose of providing ingress and egress from Chicago Avenue to the public facilities constructed and maintained by the grantee within the adjoining easements, 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:

All those portions of Lots 25 and 26 of Tequesquite Heights, as shown by map on file in Book 10 of Maps, at Page 31 thereof, records of Riverside County, California, more particularly described as follows:

BEGINNING at the southeast corner of Parcel 3, as shown by map on file in Book 57 of Record of Surveys, at Page 17 thereof, records of Riverside county, California, said point also being the southwest corner of Lot 2 of Tract No. 2776, as shown by map on file in Book 50 of Maps, at Pages 66 to 68, inclusive thereof, records of Riverside County, California;

THENCE North 17° 21' 05" East, along the northwesterly line of said Lot 2 and along the southeasterly line of said Parcel 3, a distance of 121.50 feet to the northwest corner of said Lot 2;

AREA - 1,955 square feet.

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THENCE North 77° 24' 07" West, a distance of 95.00 feet;

THENCE North 10° 07' 03" West, a distance of 156.35 feet to a point in a curve, concave to the north, having a radius of 37.00 feet, the radial line at said point bears South 15° 26' 49" East;

THENCE Westerly along said curve, to the left, through a central angle of 31° 21' 38", an arc distance of 20.25 feet, the radial line at said point bears South 15° 54' 49" West;

THENCE South 00° 14' 00" West, a distance of 70.00 feet;

THENCE South 35° 30' 52" West, a distance of 269.83 feet to the most westerly corner of said Parcel 3, said point also being in the easterly boundary line of Tract No. 2648, as shown by map on file in Book 50 of Maps, at Pages 18 through 20, records of Riverside County, California;

The last five courses and distances follow the boundary line of said Parcel 3;

THENCE South 09° 48' 15" East, along said easterly boundary line, a distance of 162.41 feet;

THENCE South 89° 46' 00" East, a distance of 232.67 feet to a point in the west line of Lot 4 of said Tract No. 2776;

THENCE North 00° 14' 00" East, along the west line of said Lot 4 and along the west line of Lot 3 of said Tract No. 2776, a distance of 159.93 feet to the point of beginning.

EXCEPTING THEREFROM that portion thereof lying easterly of the westerly line of that certain easement recorded in favor of the City of Riverside December 31, 1964, as Instrument No. 155475, Official Records of said Riverside County;

ALSO EXCEPTING THEREFROM the westerly 10.00 feet thereof, said westerly 10.00 feet being measured at right angle from the westerly line of said property;

ALSO EXCEPTING THEREFROM that portion described in that certain easement recorded in favor of the City of Riverside August 12, 1983 as Instrument No. 164246, of said Official Records.

DESCRIPTION APPROVAL  
*George P. Holman* 6/26/88  
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 and to enter upon and to pass and repass over and along said property 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 public facilities within the adjoining easements.

Dated OCTOBER 6, 1986

Harold L. Maberry  
HAROLD L. MABERRY  
Darlene M. Maberry  
DARLENE M. MABERRY

APPROVED AS TO FORM  
Carlye Conyer 10-7-86  
ASST. CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 10/9/86

Michael J. Maloney  
Property Services Manager  
title

0038X/m - 3695m/a

STATE OF CALIFORNIA	} ss.
COUNTY OF <u>RIVERSIDE</u>	
On this <u>6</u> day of <u>OCTOBER</u> , in the year 19 <u>86</u>	
before me, the undersigned, a Notary Public in and for said State, personally appeared	
<u>HAROLD L. MABERRY and</u>	
<u>DARLENE M. MABERRY</u> 11623	

