

257458

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
Min. Past 2 o'clock P.M.

SEP 3 1987

Recorded in Official Records
of Riverside County, California

William E. Smith
RECORDER
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Tract 20329-1

11940

SLOPE EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, BEREN, a California limited partnership, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation, as Grantee, its successors and assigns, an easement and right-of-way for roadway slope and support purposes, in, on, under, through, over and along that certain real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of the Northeast one-quarter of Section 6, Township 3 South, Range 4 West, San Bernardino Meridian, described as follows:

COMMENCING at the Northeast corner of Tract 3825, as shown by map on file in Book 70 of Maps, at Pages 6 through 12 thereof, records of Riverside County, California;

THENCE South 00° 15' 00" West, along the easterly line of said Tract 3825, a distance of 70.00 feet to a point on a line parallel with and 80.00 feet northerly, measured at right angles from the northerly line of that certain waterline easement conveyed to the City of Riverside by Deed recorded March 17, 1978, as Instrument No. 51009, Official Records of Riverside County, California;

THENCE North 89° 57' 00" East, along said parallel line, a distance of 329.94 feet to a point on the westerly line of that certain parcel of land conveyed to United California Bank, as Trustee of Employee Profit Sharing Plan of the Deutsch Company, et al, by Deed recorded July 19, 1972, as Instrument No. 95120, Official Records of Riverside County, California, said point being on a line parallel with and 80.00 feet northerly, measured at right angles from the northerly line of that certain waterline easement conveyed to the City of Riverside by Deed

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recorded March 17, 1978, as Instrument No. 51010, Official Records of Riverside County, California, also being the point of beginning of the parcel of land to be described;

THENCE continuing North 89° 57' 00" East, along said parallel line, a distance of 329.09 feet to the westerly of that certain Grant of Easement to Southern California Gas Company, by Deed recorded August 20, 1947, in Book 846, Page 449, Official Records of Riverside County, California;

THENCE South 12° 16' 58" East, along said westerly line, a distance of 173.95 feet to a line parallel with and 60.00 feet southerly, measured at right angles from the southerly line of said waterline easement;

THENCE South 89° 57' 00" West, along said parallel line, a distance of 366.78 feet to the westerly line of said parcel of land conveyed to United California Bank;

THENCE North 00° 13' 57" East, along said westerly line, a distance of 170.00 feet to the POINT OF BEGINNING.

EXCEPTING THEREFROM that portion lying within said waterline easement recorded March 17, 1978, as Instrument No. 51010, Official Records of Riverside County, California, and its easterly prolongation thereof.

Said slope and support easement is to be used for all purposes proper and convenient in the construction, reconstruction and maintenance of roadway slopes and supports, including the rights of ingress and egress, the temporary deposit of tools, equipment, machinery, vehicles, materials and supplies used in the performance of said work, and for similar and related purposes by the City of Riverside, its officers, employees, agents or contractors.

Dated AUGUST 27, 1987

BEREN, a California Limited Partnership,

By: BERGUM CONSTRUCTION COMPANY, a California Corporation, as General Partner

By: [Signature] President

By: [Signature] Secretary

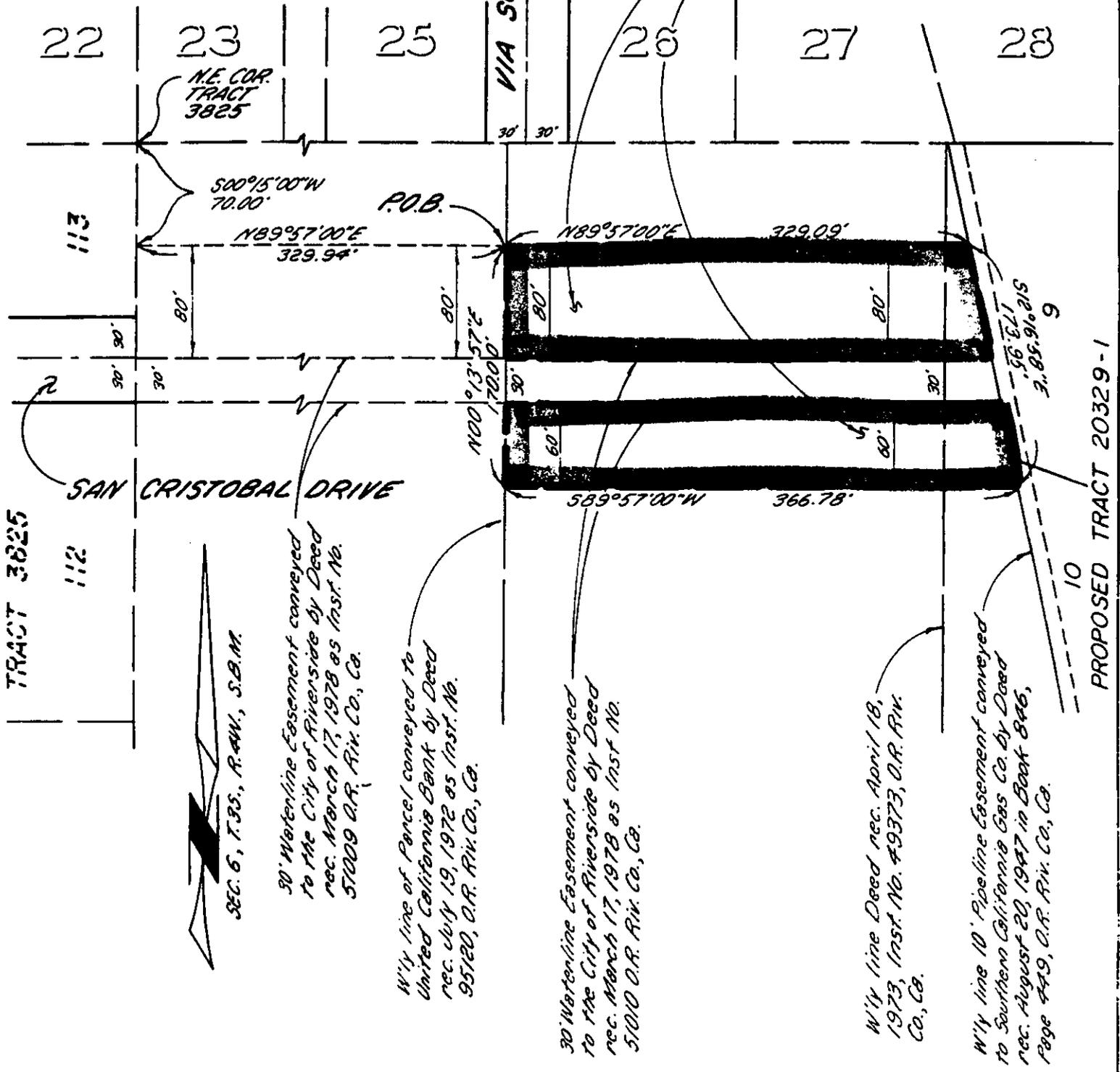
APPROVED AS TO FORM
[Signature]
ASST. CITY ATTORNEY

DESCRIPTION APPROVAL 8/27/87
[Signature] by [Signature]
SURVEYOR, CITY OF RIVERSIDE

257458

TRACT 3439
M.B. 57/11-13

SLOPE EASEMENT



TRACT 3825

SAN CRISTOBAL DRIVE

VIA SOTELO

PROPOSED TRACT 20329-1

SEC. 6, T. 35., R. 4W., S. 8. N.

30' Waterline Easement conveyed to the City of Riverside by Deed rec. March 17, 1978 as Inst. No. 51009 O.R. Riv. Co., Ca.

W'y line of Parcel conveyed to United California Bank by Deed rec. July 19, 1972 as Inst. No. 95120, O.R. Riv. Co., Ca.

30' Waterline Easement conveyed to the City of Riverside by Deed rec. March 17, 1978 as Inst. No. 51010 O.R. Riv. Co., Ca.

W'y line Deed rec. April 18, 1973, Inst. No. #9373, O.R. Riv. Co., Ca.

W'y line 10' Pipeline Easement conveyed to Southern California Gas Co. by Deed rec. August 20, 1947 in Book 846, Page 449, O.R. Riv. Co., Ca.

• CITY OF RIVERSIDE, CALIFORNIA •

11/23

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

85
8954(P)

SCALE 1" = 100'

DRAWN BY DE DATE 8/7/87

SUBJECT SLOPE EASEMENT - TRACT 20329

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