

462705

WHEN RECORDED MAIL TO:

CITY CLERK  
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)

Project: 9425 Garfield Street  
A.P.N.. 191-281-009

RECEIVED FOR RECORD  
AT 2:00 O'CLOCK P.M.

DEC 21 1990

Recorded in Official Records  
of Riverside County, California

Recorder  
Fees \$  
*[Signature]*

12842

AVIGATION EASEMENT

WHEREAS SEVERO GARCIA and ERMA GARCIA, husband and wife as joint tenants,  
hereinafter called the "Grantors", are the owners in fee of that certain real  
property situated in the City of Riverside, County of Riverside, State of  
California, described as follows:

That portion of Lot 43 in Block 12 of the Village of Arlington, as shown by  
map on File in Book 1, Page 62 of Maps, records of San Bernardino County,  
California, described as follows:

BEGINNING at a point on the northerly line of Garfield Street, 60 feet  
easterly from the most southerly corner of said Lot 43;

THENCE northwesterly and parallel with the northeasterly line of said Lot,  
distance of 330.3 feet;

THENCE northeasterly and parallel with the centerline of Garfield Street, a  
distance of 55 feet;

THENCE southeasterly and parallel with the northeasterly line of said Lot, a  
distance of 330.3 feet to a point on the northerly line of Garfield Street;

THENCE southwesterly along said northerly line of Garfield Street, a  
distance of 55 feet to the POINT OF BEGINNING.

hereinafter called "the Grantors' property"; and

WHEREAS the Grantors' property is located within the Airport Influence Area  
for the Riverside Municipal Airport operated by the City of Riverside; and

DESCRIPTION APPROVAL 12/11/90  
*George P. Hitchmiser* by *[Signature]*  
SURVEYOR, CITY OF RIVERSIDE

12842

WHEREAS the Grantors have sought approval from the City of Riverside for the development of the Grantors' property by the project above-referenced; and

WHEREAS the City of Riverside has conditioned the approval of such project by requiring the granting of an avigation easement over the Grantors' property;

NOW, THEREFORE FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, GRANTORS do hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, hereinafter referred to as "Grantee", its successors and assigns, for the use and benefit of the public, a perpetual easement and right of flight appurtenant to the Riverside Municipal Airport for the passage of aircraft by whomsoever owned and operated in the airspace above the surface of the Grantors' property described hereinabove, together with the right to cause in said airspace such noise, sound or shock waves, vibrations, dust, smoke, odors, fumes, fuel particles and other related conditions that may be inherent in the operation of aircraft landing at, taking off from or operating at or on the Riverside Municipal Airport. "Aircraft" is defined for the purposes of this instrument as any contrivance now known or hereinafter invented, used or designed for navigation of or flight in the air.

Grantors hereby acknowledge that the Riverside Municipal Airport is an operating airport subject to increases in the intensity of use and operation, including present and future noise, sound or shock waves, vibrations, dust, smoke, odors, fumes, and fuel particles and related conditions, and Grantors hereby fully waive, remise and release any right or cause of action which Grantors may now or in the future have against Grantee, its successors and assigns, due to such noise, sound or shock waves, vibrations, dust, smoke, odors, fumes, fuel particles and other related conditions that may be caused by the operation of aircraft landing at or taking off from, or operating at or on

the Riverside Municipal Airport. Said waiver and release shall include, but not be limited to, claims known or unknown for damages for physical or emotional injuries, discomfort, inconvenience, property damage, interference with use and enjoyment of property, diminution of property values, nuisance or inverse condemnation or for injunctive or other extraordinary or equitable relief.

Grantors, on the behalf of Grantors and the successors and assigns of Grantors, agree not to construct or permit the construction or growth of any structure, tree or other object that obstructs or interferes with the use of the rights herein granted or that creates electrical interference with radio communication between any installation at the Riverside Municipal Airport and aircraft, or to cause difficulty for pilots to distinguish between airport lights and other lights or to impair visibility in the vicinity of the Riverside Municipal Airport, or to otherwise endanger the landing, take-off, or maneuvering of aircraft on or at said Riverside Municipal Airport.

IT IS UNDERSTOOD AND AGREED that this easement and the rights and restrictions herein created shall run with the land and shall be binding upon the Grantors and the heirs, administrators, executors, successors and assigns of Grantors.

Dated 12-17-90

Severo Garcia  
SEVERO GARCIA

Erma Garcia  
ERMA GARCIA

APPROVED AS TO FORM  
Kathleen M. Anzel  
ASSISTANT CITY ATTORNEY

CONSENT TO RECORDATION

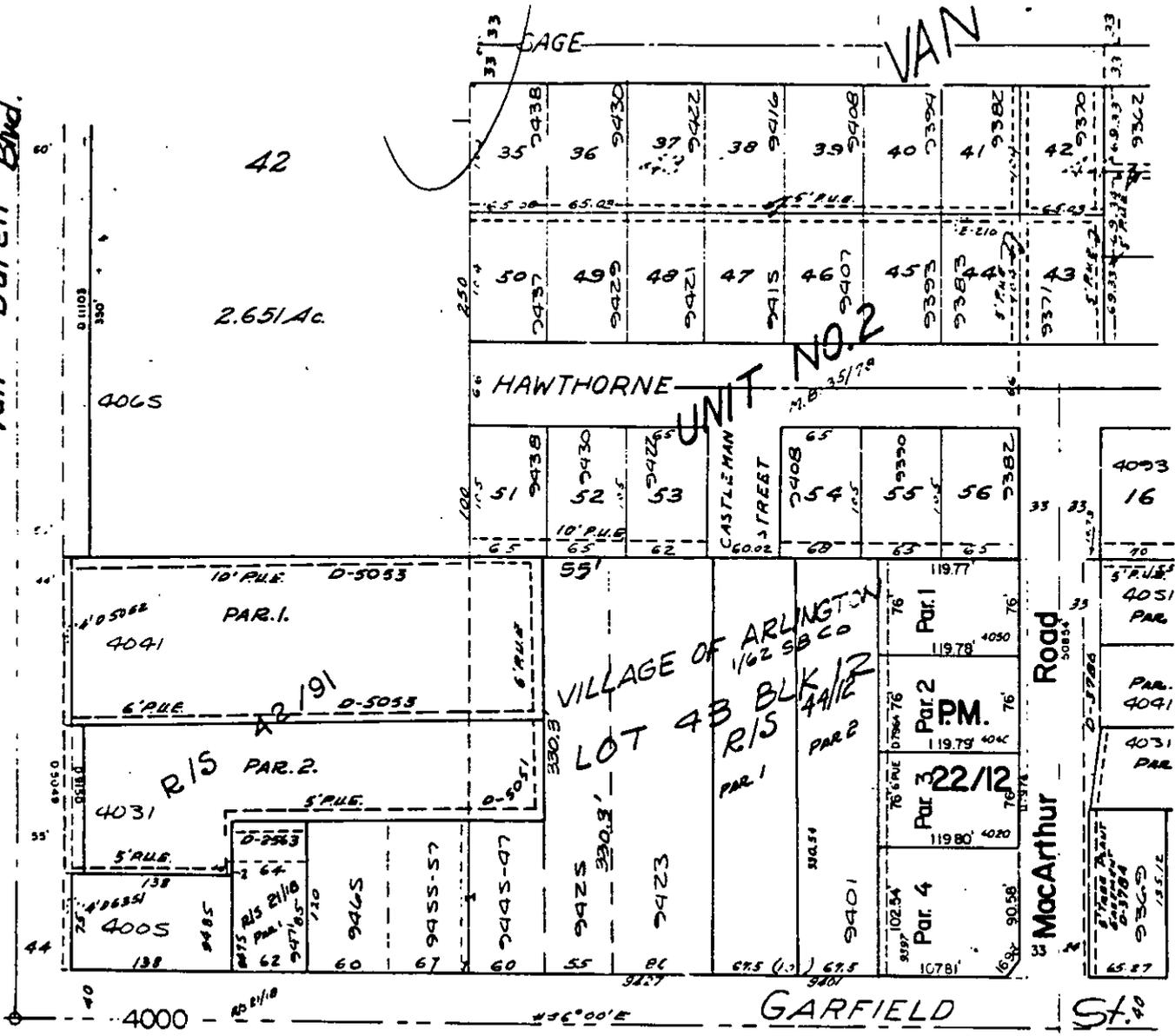
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council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

Dated December 21, 1990

  
Real Property Services Manager  
of the City of Riverside

K/1373u/w  
12/07/90

Van Buren Blvd.



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

5/56

SCALE: 1" = 200'

DRAWN BY KGS DATE 12/10/90

SUBJECT 9425 GARFIELD AVE. - AVIG. ESMNT.