

When recorded mail to:

387479

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

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

OCT - 9 1996

FREE RECORDING

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

Recorded in Official Records
of Riverside County, California

Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

D- 14030



Project: **PW-003-967**
Gateway Dr @ Valley Springs Pkwy

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **SPRINGS GATEWAY BUILDING PARTNERSHIP, a California Limited Partnership**, as Grantor, grants to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, an easement and right-of-way for the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of **electrical energy distribution facilities**, together with all necessary appurtenances, in, under, upon, over and along that certain real property as described in **Exhibit "A"** attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

TOGETHER WITH the right to clear and keep clear said easement and right-of-way from any structures or trees, to enter upon and to pass and repass over and along said real property, and to deposit tools, implements and other material thereon 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 **electrical energy distribution facilities**.

Dated 9-30-96

**SPRINGS GATEWAY BUILDING
PARTNERSHIP, a California
Limited Partnership**

by Lay Magrison
title GEN. PARTNER

by _____

title _____

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside }^{ss}

On 9-30-96, before me Rashell Calhoun,
(date) (name)

a Notary Public in and for said State, personally appeared

Raymond Magnon
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Rashell Calhoun
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)

Title _____

Title _____

- () Guardian/Conservator
- () Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
- () General
- () Limited

The party(ies) executing this document is/are representing:

CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

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. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 10/4/96 _____

Real Property Services Manager
of the City of Riverside

pw003967.etc

APPROVED AS TO FORM

ASST. CITY ATTORNEY



J. F. Davidson Associates, Inc.
ENGINEERING PLANNING SURVEYING LANDSCAPE ARCHITECTURE

Building on a tradition of excellence since 1928

September 18, 1996

W.O. 9613356

EXHIBIT "A"

**10' Public Utility Easement
PW-003-967 - Magnon**

That portion of Parcel 26 of Parcel Map 19617, as shown by map on file in Book 128 of Parcel Maps, at Pages 91 through 103 thereof, Records of Riverside County, California, lying within a strip of land 10.00 feet wide, the Northwesternly line being described as follows:

Beginning at the most Westerly corner of said Parcel 26;

Thence N.68°33'50"E. along the Northwesternly line of said Parcel 26, a distance of 135.17 feet to the termination of said line description.

The sidelines of said strip of land 10.00 feet wide, shall be shortened as to terminate in a line passing through said termination which bears S.19°02'33"E.

EXCEPTING THEREFROM that portion lying within that certain Grant of Easement to the City of Riverside for the construction and maintenance of road and public utilities, recorded November 26, 1986 as Instrument No. 302611, Official Records of Riverside County, California.

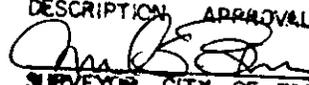


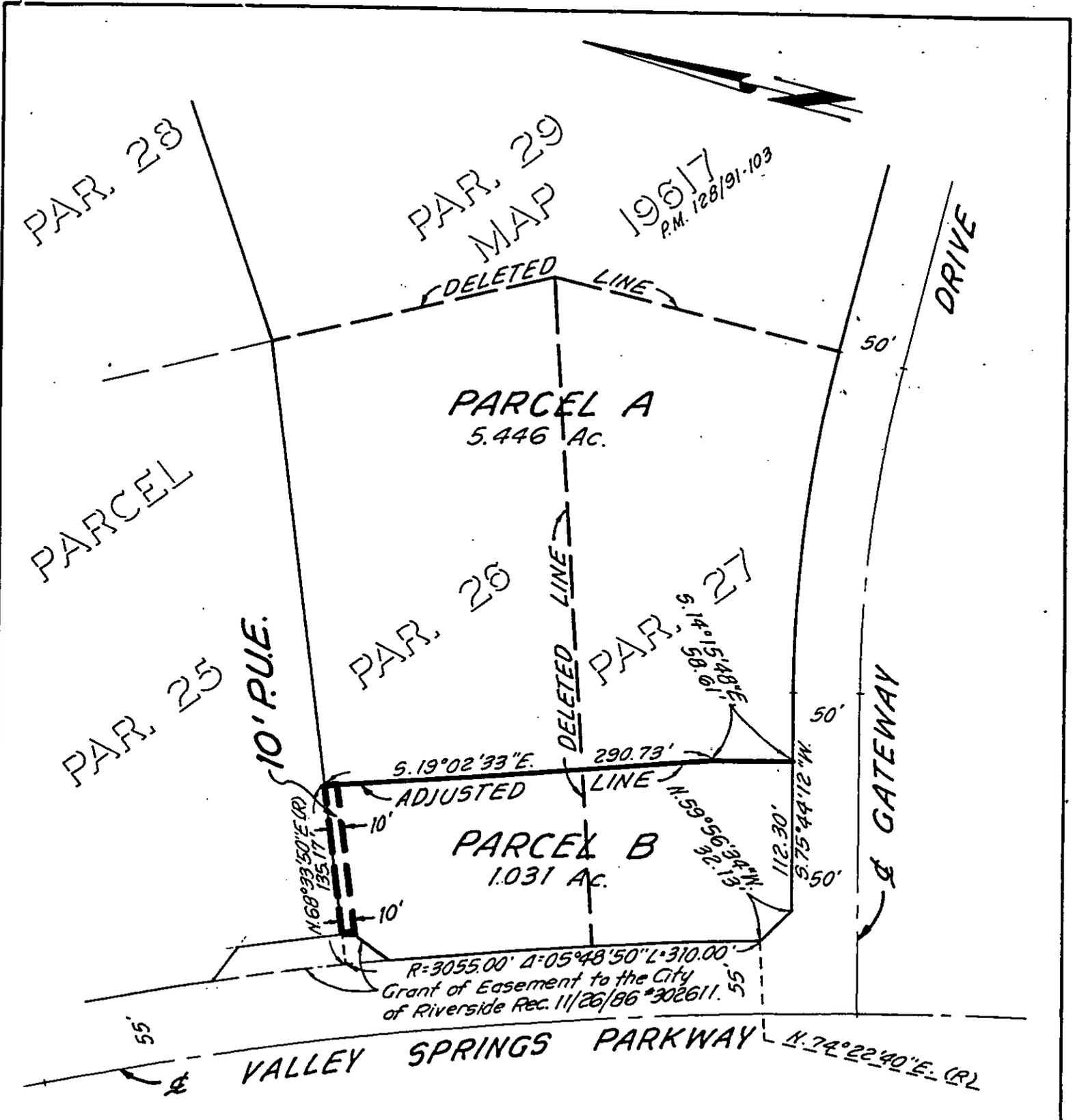
J. F. DAVIDSON ASSOCIATES, INC.
Prepared under the supervision of:


Daniel J. Kipper PLS NO. 4628

Date: 9-19-96

MWC/yb

DESCRIPTION APPROVAL
 9/24/96
SURVEYOR, CITY OF RIVERSIDE by JF



• CITY OF RIVERSIDE, CALIFORNIA •

74/1

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

96-13356(P)

SCALE: 1" = 100'

DRAWN BY M.C. DATE 9/18/96

SUBJECT 10' P.U.E. - PW-003-967