

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)

**299561**

RECEIVED FOR RECORD  
AT 8:00AM

JUL 20 1998

Recorded in Official Records  
of Riverside County, California

Recorder Ø  
Fees \$ \_\_\_\_\_



FOR RECORDER'S OFFICE USE ONLY

**D- 14243**

Project: **CO-003-978**  
**10767 Cypress Ave.**  
**A.P.N. 150-030-018**

**EASEMENT**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **RICHARD C. LEONARD, an unmarried man**, 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 located in the City of Riverside, County of Riverside, State of California, described as follows:

**The easterly 5.00 feet of the following described property:**

That portion of Lot 14 in Block 1 of Chadbourne Heights as shown by map on file in Book

12 of Maps, pages 11 through 13 thereof, records of Riverside County, California, described as follows:

BEGINNING at the southwesterly corner of said Lot;

THENCE northerly, along the westerly line of said lot, a distance of 176.00 feet;

THENCE easterly, parallel with the northerly line of said lot, a distance of 100.00 feet;

THENCE southerly, parallel with the westerly line of said lot, to a point in the southerly line of said lot;

THENCE southwesterly, along the southerly line of said lot, to said POINT OF BEGINNING.

EXCEPTING THEREFROM the northerly 65.00 feet thereof;

ALSO EXCEPTING therefrom, the southerly 3.00 feet thereof.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



Mark S. Brown 6/11/98 Date WF Prep.  
 Mark S. Brown, L.S. 5655  
 License Expires 9/30/99

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

6-20-98



RICHARD C. LEONARD

GENERAL ACKNOWLEDGMENT

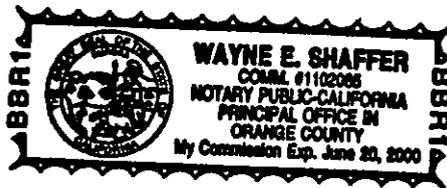
State of California }  
County of Orange } ss

On June 20, 1998, before me Wayne E. Shaffer  
(date) (name)

a Notary Public in and for said State, personally appeared

Richard Craig Leonard  
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.

*[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)

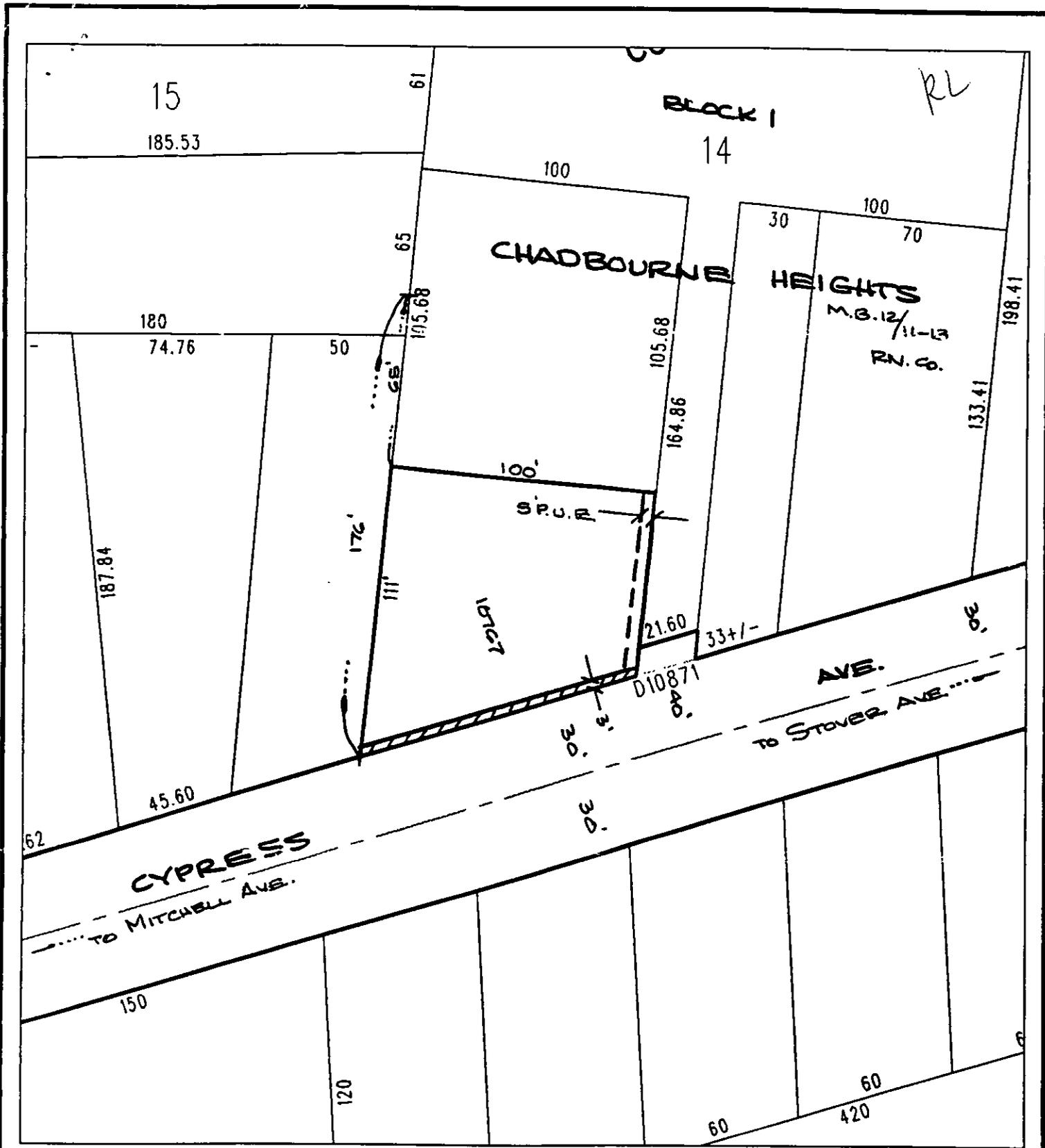
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 7/13/98

*[Signature]*  
Real Property Services Manager  
of the City of Riverside

co003978.pue

APPROVED AS TO FORM  
*[Signature]* 717198  
CAROLYN CONFER  
ASSISTANT CITY ATTORNEY



◆ CITY OF RIVERSIDE, CALIFORNIA ◆

48-8

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



Scale: 1" = 50'

Drawn by: fwally

Date: 03/19/98

Subject: 10767 Cypress Ave.