

365401

When recorded mail to:

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

RECEIVED FOR RECORD
AT 8:00AM

AUG 28 1998

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$ 0

FREE RECORDING

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

FOR RECORDER'S OFFICE USE ONLY

Project: PALM/BANDINI TRAFFIC
SIGNAL MODIFICATION
A.P.N. 218-112-033

D - 14253

GRANT OF EASEMENT

JOE L. ARMENTA, a single man, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant 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 public street and highway purposes, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, 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:

That portion of the southeasterly one-half of Lot 224 of the Lands of the Southern California Colony Association, as shown by map on file in Book 7, Page 3 of Maps, records of San Bernardino, California, described as follows:

BEGINNING at the intersection of the centerline of Bandini Avenue with the centerline of Palm Avenue as shown by Parcel Map 7745, on file in Book 23, Page 96 of Parcel Maps, records of Riverside County, California;

THENCE South 29°08'08" West, along said centerline of Palm Avenue, a distance of 30.00 feet to the southeasterly prolongation of the southwesterly

line of a portion of Bandini Avenue as described in deed to the City of Riverside by document recorded February 20, 1931, in Book 12, Page 270, et seq., of Official Records of said Riverside County;

THENCE North 60° 57' 25" West, along said southeasterly prolongation of said southwesterly line, a distance of 30.00 feet to the southeasterly corner of said parcel, and the **POINT OF BEGINNING** of the parcel of land being described; said point also being the intersection of said southwesterly line of Bandini Avenue with the northwesterly line of Palm Avenue;

THENCE continuing North 60° 57' 25" West, along said southwesterly line, a distance of 8.93 feet;

THENCE South 15° 54' 39" East, a distance of 12.63 feet to a point in the northwesterly line of Palm Avenue as described in deed to the City of Riverside by document recorded August 31, 1927, in Book 730, Page 578, et seq., of Deeds, records of said Riverside County, distant 8.93 feet southwesterly from the Point of Beginning;

THENCE North 29° 08' 08" East, along said northwesterly line of Palm Avenue, a distance of 8.93 feet to the **POINT OF BEGINNING**.

Area - 40 square feet.

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

Mark S. Brown 4/7/98 Prep. Vap
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/99



Dated 8-6-98

JOE L ARMENTA
JOE L. ARMENTA

GENERAL ACKNOWLEDGEMENT

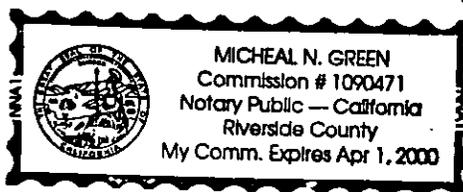
State of California }
County of Riverside } ss

On 8/6/98, before me Michael N. Green
(date) (name)

a Notary Public in and for said State, personally appeared

Joe L. Armenta
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.

Michael N. Green
Signature

OPTIONAL SECTION
CAPACITY CLAIMED BY SIGNER
() Attorney-in-fact
() Corporate Officer(s)
Title _____
Title _____
() Guardian/Conservator
(X) Individual(s)
() Trustee(s)
() Other

() Partner(s)
() General
() Limited
The party(ies) executing this document is/are representing: _____

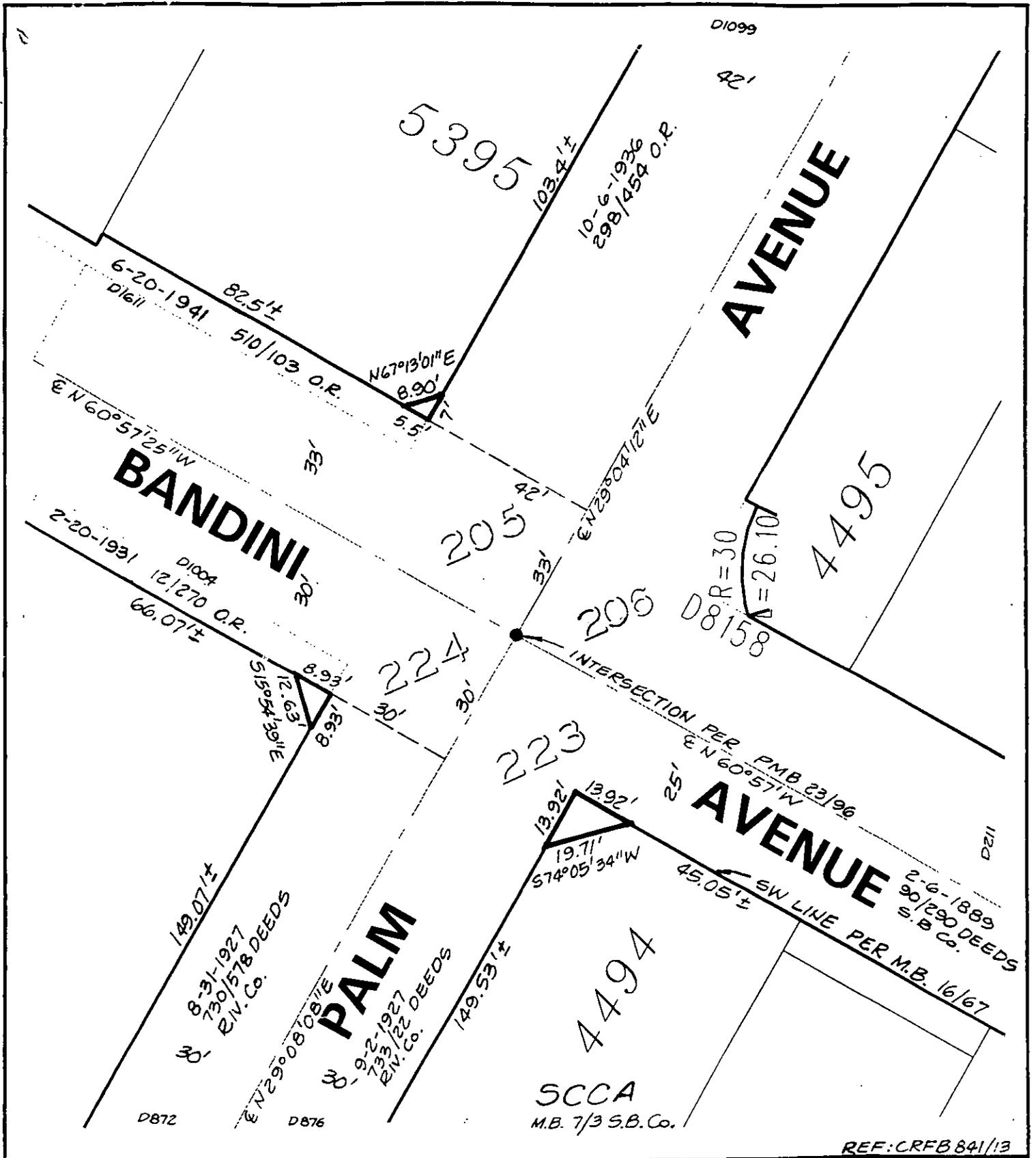
CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

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 8/19/98

APPROVED AS TO FORM
Carolyn Confer 8/10/98
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

CITY OF RIVERSIDE
[Signature]
Real Property Services Manager
of the City of Riverside



◆ CITY OF RIVERSIDE, CALIFORNIA ◆

38-4

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" = 30'

Drawn by: skn

Date: 11/25/97

Subject: PALM/BANDINI TRAFFIC SIGNAL MODIFICATION