

When recorded mail to:

389092

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

RECEIVED FOR RECORD
AT 8:00AM

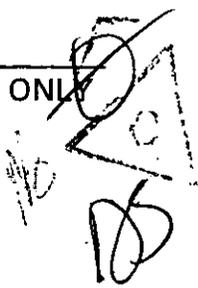
SEP 14 1998

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- 14257 

Project: **LL-023-978**
Palmyrita Ave.

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **THE MAGNON COMPANIES, a California Corporation**, 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 **tree planting, landscaping and public utilities**, 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 *tree planting, landscaping and public utilities.*

Dated July 2, 1998

**THE MAGNON COMPANIES,
a California Corporation**

by: Gay Magnon

title: PRES.

by: _____

title: _____

APPROVED AS TO FORM
Carolyn Conner 9.12.98
CAROLYN CONNER
ASSISTANT CITY ATTORNEY

GENERAL ACKNOWLEDGMENT

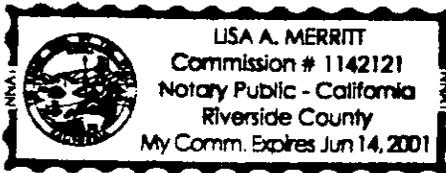
State of California }
County of RIVERSIDE } ss

On JULY 2, 1998, before me LISA A. MERRITT
(date) (name)

a Notary Public in and for said State, personally appeared

RAY MARGHAT
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.

Lisa A. Merritt
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 9/3/98

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

0030U-01.MAS

APPROVED AS TO FORM
[Signature] 9/12/98
CAROLYN CONNER
ASSISTANT CITY ATTORNEY

CURVE DATA

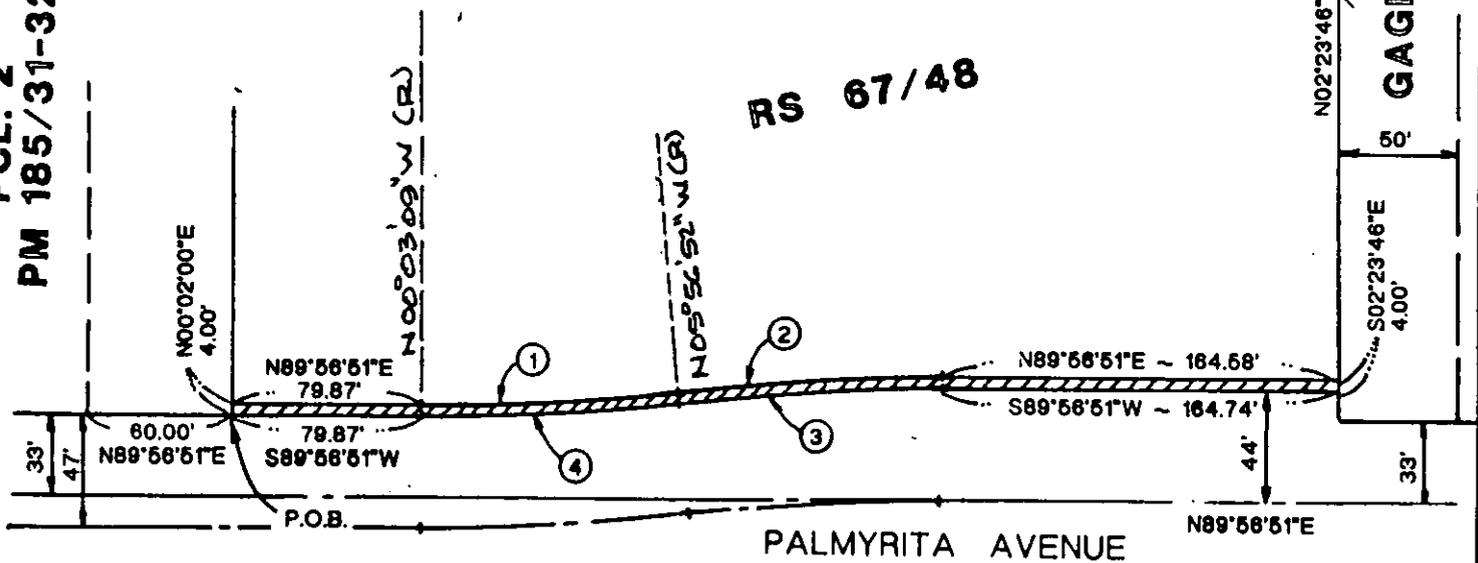
- ① Δ = 05°53'43" R = 992.00' L = 102.08'
- ② Δ = 05°53'43" R = 1088.00' L = 111.95'
- ③ Δ = 05°53'43" R = 1084.00' L = 111.53'
- ④ Δ = 05°53'43" R = 996.00' L = 102.48'



**PCL. 2
PM 185/31-32**

RS 67/48

GAGE CANAL



CITY OF RIVERSIDE, CALIFORNIA

SHEET 1 OF 1

127

SCALE: 1" = 80'

DRAWN BY: AR

DATE: 6-26-98

SUBJECT: LL-023-07B

EXHIBIT "A"

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 8, T2S, R4W OF THE SAN BERNARDINO BASE AND MERIDIAN, AS SHOWN BY MAP ON FILE IN RECORD OF SURVEY BOOK 67, PAGE 48, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 2 OF PARCEL MAP 20480 AS SHOWN BY MAP ON FILE IN PARCEL MAP BOOK 185, PAGES 31 AND 32, RECORDS OF SAID COUNTY;

THENCE N89°56'51"E ALONG THE NORTH LINE OF PALMYRITA AVENUE, SAID NORTH LINE BEING 33.00 FEET NORTH MEASURED AT A RIGHT ANGLE TO THE CENTERLINE OF PALMYRITA AVENUE, A DISTANCE OF 60.00 FEET TO THE POINT OF BEGINNING;

THENCE N00°02'00"E AND PARALLEL WITH THE EAST LINE OF SAID PARCEL 2, A DISTANCE OF 4.00 FEET;

THENCE N89°56'51"E AND PARALLEL TO THE NORTH LINE OF PALMYRITA AVENUE, A DISTANCE OF 79.87 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 992.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 05°53'43", AN ARC LENGTH OF 102.08 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 1088.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 05°53'43", AN ARC LENGTH OF 111.95 FEET TO A POINT 48.00 FEET NORTH MEASURED AT A RIGHT ANGLE TO THE CENTERLINE OF PALMYRITA AVENUE, SAID POINT HAVING A RADIAL LINE WHICH BEARS N00°03'09"W;

THENCE N89°56'51"E AND PARALLEL WITH THE NORTH LINE OF PALMYRITA AVENUE A DISTANCE OF 164.58 FEET TO A POINT ON THE GAGE CANAL AS SHOWN SAID RECORD OF SURVEY;

THENCE S02°23'46"E ALONG THE WEST LINE OF THE GAGE CANAL, A DISTANCE OF 4.00 FEET;

THENCE S89°56'51"W AND PARALLEL WITH THE NORTH LINE OF PALMYRITA AVENUE, A DISTANCE OF 164.74 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 1084.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 05°53'43", AN ARC LENGTH OF 111.53 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 996.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 05°53'43", AN ARC LENGTH OF 102.48 FEET TO A POINT 33.00 FEET NORTH MEASURED AT A RIGHT ANGLE TO THE CENTERLINE OF PALMYRITA AVENUE, SAID POINT HAVING A RADIAL LINE WHICH BEARS S00°03'09"E;

THENCE S89°56'51"W ALONG THE NORTH LINE OF PALMYRITA AVENUE, A DISTANCE OF 79.87 FEET TO THE POINT OF BEGINNING.

DESCRIPTION ADDRESS 711186
 SURVEYED CITY OF RIVERSIDE by AWM



[Handwritten signature]
 6/24/98