

When recorded mail to:

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

DOC # 1999-518324

11/24/1999 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



FREE RECORDING

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

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Project: University Village Student
Housing Project
A.P.N. 250-180-002

D - 14506

**C
LB**

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **BRYAN H. RICHTER, Successor Trustee of the RICHTER FAMILY TRUSTS**, as to undivided 82.5% interest, and **BRYAN H. RICHTER**, as Successor Trustee of the **MARY WOODILL TRUST** for the benefit of **BARBARA RICHTER**, as to an undivided 17.5% interest, as Grantors, 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 the construction, reconstruction, maintenance, operation, inspection, repair, replacement, relocation, renewal and removal of **storm drain 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 *storm drain facilities*.

Dated OCTOBER 22, 1999

**BRYAN H. RICHTER, Successor Trustee
of the RICHTER FAMILY TRUSTS**

Bryan H. Richter TTEE
BRYAN H. RICHTER, Successor Trustee

Dated OCTOBER 22, 1999

**BRYAN H. RICHTER, as Successor
Trustee of the MARY WOODILL TRUST
for the benefit of BARBARA RICHTER**

Bryan H. Richter TTEE
BRYAN H. RICHTER, Successor Trustee



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11/24/1999 08:00R
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GENERAL ACKNOWLEDGEMENT

State of California }
County of _____ } ss

On _____, before me _____
(date) (name)

a Notary Public in and for said State, personally appeared

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

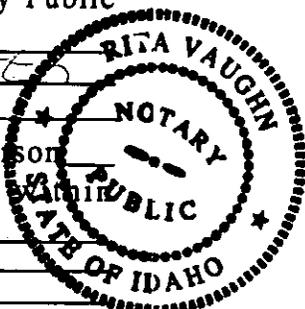
() Limited

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

State of Idaho, County of Ada

On this 22 day of October, 1999
before me, the undersigned, a Notary Public
for said State personally appeared
BRYAN N. KITCHEN

know or identified to me to be the person
whose name BRYAN N. KITCHEN is subscribed to the within
instrument as the TRUSTEE



and acknowledged to me that HE
executed the same as such TRUSTEE

Notary Public for the State of IDAHO
Residing at: BOISE
Commission Expires 11-14-03

GENERAL ACKNOWLEDGEMENT

State of California }
County of _____ } ss

On _____, before me _____
(date) (name)

a Notary Public in and for said State, personally appeared

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.

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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 11/16/99

CITY OF RIVERSIDE

Dale D. Head

Real Property Services Manager
of the City of Riverside

APPROVED AS TO FORM

Carolyn Conner

CAROLYN CONNER
ASSISTANT CITY ATTORNEY

UNIVLGE.SDE



EXHIBIT "A"

That portion of Lot 53 of East Riverside Land Co. Subdivision in Section 19, Township 2 South, Range 4 West, San Bernardino Meridian, as shown by map on file in Book 6 of Maps at page 44 thereof, Records of San Bernardino County, California, described as follows:

Commencing at the centerline intersection of Linden Street and Iowa Avenue of Tract No. 21907, as shown by map on file in Book 171 of Maps at pages 19 through 21 inclusive thereof, Records of Riverside County, California;

Thence North 89° 47' 28" West along the centerline of said Linden Street, a distance of 90.00 feet;

Thence South 00° 12' 32" West at a right angle to said centerline of Linden Street, a distance of 44.00 feet for the TRUE POINT OF BEGINNING, said point being on a line parallel with and distant south 44.00 feet, measured at a right angle, from said centerline of Linden Street;

Thence North 89°47'28" West along said parallel line, a distance of 80.01 feet to a point thereon;

Thence South 00°12'32" West, a distance of 60.77 feet;

Thence South 51°52'03" East, a distance of 46.08 feet;

Thence South 89°47'40" East, a distance of 52.12 feet;

Thence South 17°34'34" East, a distance of 86.91 feet to a point on a line parallel with and distant west 55.00 feet, measured at a right angle, from said centerline of Iowa Avenue;

Thence North 00°12'20" East along said parallel line, a distance of 136.85 feet;

Thence North 44°47'34" West, a distance of 49.50 feet to the true point of beginning.

Containing 0.23 acres, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B".

PREPARED UNDER MY SUPERVISION

Matthew E. Webb
Matthew E. Webb, L.S. 5529

9/8/99
Date



Prepared by: _____
Checked by: _____

DESCRIPTION APPROVAL 9/1/99
[Signature]
SURVEYOR, CITY OF RIVERSIDE



EXHIBIT "B"

TRACT NO. 23765
MB. 17/19-21

44

LINDEN STREET

N89°47'28"W 90.00'

P.O.C.

EXIST. R/W

44'
33'

N00°12'32"E 44.00'

T.P.O.B.

0.23 ACRES

W.C. ZONE

P.M. 14/10

N00°12'20"E

IOWA AVENUE

EAST RIVERSIDE LAND CO. SUBD.

MB. 8/44 S.B. REC.

53

DATA

LINE	BEARING	DISTANCE
L1	N89°47'28"W	80.01'
L2	N00°12'32"E	60.77'
L3	N51°52'03"W	46.08'
L4	N89°47'40"W	52.12'
L5	N17°34'34"W	86.91'
L6	N00°12'20"E	136.85'
L7	N44°47'34"W	49.50'

Ⓐ STORM DRAIN EASEMENT CONVEYED TO CITY OF RIVERSIDE BY DEED REC. 12/3/82 AS INSTR. NO. 209917 O.R.

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ALBERT A
WEBB
ASSOCIATES
ENGINEERING CONSULTANTS
3788 McCRAY ST.
RIVERSIDE CA. 92506
(909) 686-1070



CITY OF RIVERSIDE

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

W.D.
98-0201

SCALE: 1" = 100'

DRWN BY: AW DATE: 9-8-99
CHKD BY: AW DATE: 9-8-99

SUBJECT: STORM DRAIN EASEMENT

41/2

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