

Lawyers Title Co.

4050750-11

When recorded mail to:

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

DOC # 2003-707138

09/12/2003 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)

Project: PM 30783

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EASEMENT

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FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, STEVE E. BERZANSKY and STACY A. BERZANSKY husband and wife as joint tenants, as Grantor(s), grant(s) 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 described in EXHIBIT A attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

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JB

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.

Date: 5/1/03
SS

STEVE E. BERZANSKY
Stacy Berzansky
STACY A. BERZANSKY

GENERAL ACKNOWLEDGEMENT

State of California
County of Riverside ss }
On May 28, 2003 before me Sarah Crandall
(date) (name)

a Notary Public in and for said State, personally appeared
Steve E. Berzansky, Stacy A. Berzansky
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]
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:



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PENALTY OF PERJURY FOR NOTARY SEAL

(GOVERNMENT CODE 27361.7)

I certify under penalty of perjury that the Notary Seal on the document to which this statement is attached reads as follows:

NAME OF NOTARY: SARAH CRANDALL

DATE COMMISSION EXPIRES: APRIL 12, 2007

COUNTY WHERE BOND IS FILED (if applicable): *RIVERSIDE*

STATE WHERE BOND IS FILED: *CALIFORNIA*

COMMISSION NUMBER (if applicable): 1410683

PLACE OF EXECUTION: SAN BERNARDINO, CALIFORNIA

DATE: September 11, 2003

SIGNATURE: 

PRINT NAME: Scott A. Hoogerwerf



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**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.

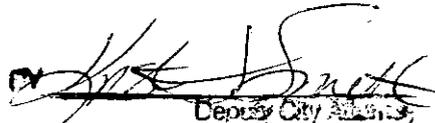
DATED 9/5/03

CITY OF RIVERSIDE



Interim Real Property Services Manager
of the City of Riverside

**APPROVED AS TO FORM
CITY ATTORNEYS OFFICE**



Deputy City Attorney
DEPUTY CITY ATTORNEY



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EXHIBIT "A"

PARCEL A

EASEMENT FOR DRAINAGE PURPOSES

A PORTION OF LOT 1 TRACT 23923 IN THE CITY OF RIVERSIDE, PER MAP RECORDED IN BOOK 191 OF MAPS, PAGES 51 THROUGH 52, RECORDS OF RIVERSIDE COUNTY DESCRIBED AS;

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1;

THENCE SOUTH 00°03'26" EAST ALONG THE EASTERLY LINE OF SAID LOT 1 SAID LINE ALSO BEING THE WESTERLY RIGHT OF WAY FOR WHITEGATE AVENUE AS SHOWN ON SAID MAP, 169.71 FEET **TO THE TRUE POINT OF BEGINNING**;

THENCE SOUTH 89°56'34" WEST 10.00 FEET;

THENCE SOUTH 00°03'26" EAST 10.00 FEET;

THENCE NORTH 89°56'34" EAST 10.00 FEET TO THE WESTERLY LINE OF SAID WHITEGATE AVENUE;

THENCE ALONG SAID WESTERLY LINE NORTH 00°03'26" WEST 10.00 FEET **TO THE TRUE POINT OF BEGINNING**.

PARCEL B

A PORTION OF LOT 1 TRACT 23923 PER MAP RECORDED IN BOOK 191 OF MAPS, PAGES 51 THROUGH 52, RECORDS OF RIVERSIDE COUNTY DESCRIBED AS;

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1;

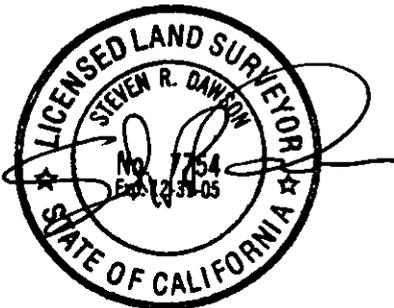
THENCE SOUTH 00°03'26" EAST ALONG THE EASTERLY LINE OF SAID LOT 1 SAID LINE ALSO BEING THE WESTERLY RIGHT OF WAY FOR WHITEGATE AVENUE AS SHOWN ON SAID MAP, 119.06 FEET **TO THE TRUE POINT OF BEGINNING**;

THENCE SOUTH 89°56'34" WEST 10.00 FEET;

THENCE SOUTH 00°03'26" EAST 10.00 FEET;

THENCE NORTH 89°56'34" EAST 10.00 FEET TO THE WESTERLY LINE OF SAID WHITEGATE AVENUE;

THENCE ALONG SAID WESTERLY LINE NORTH 00°03'26" WEST 10.00 FEET **TO THE TRUE POINT OF BEGINNING**.



DESCRIPTION APPROVAL: 5/1/03
[Signature]
SURVEYOR, CITY OF RIVERSIDE



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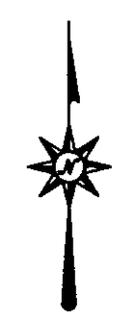
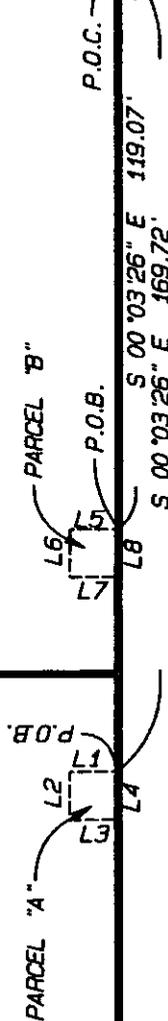
EXHIBIT "B"

LOT 2
TRACT 23023
M.B. 101/51-52

LOT 1
TRACT 23023
M.B. 101/51-52

PARCEL 2
0.50AC.

PARCEL 1
0.50 AC.



WHITEGATE AVENUE

JESSAMYN COURT



TRACT 23806-1
MB 220/58-50

\\Dawson\k\00data\WALKER\wo170-18\wo170-18\parcel1 map.pro
Mon Apr 14 09:51:56 2003

PLAN PREPARED BY:

DAWSON & ASSOCIATES
LAND SURVEYORS

1332 VILLA STREET * RIVERSIDE, CA 92507
TELEPHONE: 909-682-3286 FAX: 909-682-3281
E-MAIL: dawsurv@direcway.com

EASEMENT PLAT

EASEMENTS FOR
DRAINAGE PURPOSES

N.O. 170.18

BY: SRD

DATE: 4/14/03

SCALE: 1" = 40'

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