

OLD REPUBLIC TITLE CO.

DOC # 2003-840879

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Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder

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)

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FOR RECORDER'S OFFICE USE ONLY

Project: Jurupa Ave Ext
Culvert Easements



D - 15245

EASEMENT

5/16/2007

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, FRIENDS OF RIVERSIDE AIRPORT, L.L.C., a California Limited Liability Company, 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, PUBLIC UTILITY FACILITIES, and ROADWAY SLOPE AND SUPPORT 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.

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, PUBLIC UTILITY FACILITIES, and ROADWAY SLOPE AND SUPPORT.

Dated MAY 28, 2003

FRIENDS OF RIVERSIDE AIRPORT, L.L.C., a California Limited Liability Company

BY: [Signature]
Its: Manager

GENERAL ACKNOWLEDGEMENT

State of California

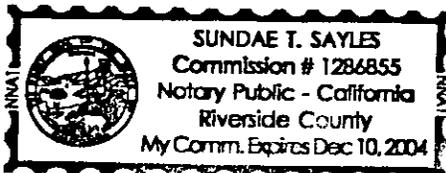
County of Riverside

On May 28, 2003 before me Henry Sundae T. Sayles
(date) (name)

a Notary Public in and for said State, personally appeared

Henry Charles Cox II
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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**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 6/18/03

CITY OF RIVERSIDE

Mel Brucy

INTERIM Real Property Services Manager
of the City of Riverside

APPROVED AS TO FORM
CITY ATTORNEYS OFFICE
[Signature]
BY _____
Deputy City Attorney



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EXHIBIT A
JURUPA AVENUE EXTENSION
SLOPE, STORM DRAIN, PUE - Culvert

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Section 36, Township 2 South, Range 6 West, of the Rancho La Sierra, as shown by map on file in Book 6, Page 70 of Maps, and those portions of the River Farm Tract, as shown by map on file in Book 7, Page 52 of Maps, the Mc Claskey Tract, as shown by map on file in Book 10, Pages 36 and 37 of Maps, and the Randolph Subdivision, as shown by map on file in Book 16, Page 39 of Maps, all records of said Riverside County, described as follows:

PARCEL 1

COMMENCING at the intersection of the centerline of Jurupa Avenue with the centerline of Van Buren Boulevard as shown by Parcel Map No. 28402, as shown by map on file in Book 188, Pages 82 and 83 of Parcel Maps, records of Riverside County, California;

THENCE South $80^{\circ}42'44''$ West, along the westerly prolongation of said centerline of Jurupa Avenue, a distance of 418.20 feet to the beginning of a tangent curve concaving northerly and having a radius of 2000.00 feet;

THENCE westerly to the right along said curve through a central angle of $10^{\circ}27'15''$ an arc length of 364.92 feet;

THENCE North $88^{\circ}50'02''$ West, a distance of 216.59 feet;

SAID preceding three courses being the centerline of the proposed Jurupa Avenue Extension;

THENCE North $01^{\circ}09'58''$ East, a distance of 79.00 feet to a point on a 79 foot offset line, said line being parallel and concentric with and 79.00 feet northerly as measured at right angles from said proposed centerline of the Jurupa Avenue Extension and the POINT OF BEGINNING;

THENCE continuing North $01^{\circ}09'58''$ East, a distance of 121.00 feet to a point on a 200 foot offset line, said line being parallel and concentric with, and 200.00 feet northerly as measured at right angles from said proposed centerline of Jurupa Avenue Extension;

THENCE South $88^{\circ}50'02''$ East, along said 200 foot offset line a distance of 216.59 feet to the beginning of a tangent curve concaving northerly and having a radius of 1800.00 feet;

THENCE continuing along said 200 foot offset line, easterly to the left along said curve through a central angle of $1^{\circ}44'29''$ an arc length of 54.71 feet to the easterly line of Parcel 1150-1D of Record of Survey on file in Book 60, Pages 11 through 14 of Record of Surveys, records of Riverside County, California;

THENCE South 02°33'57" East along said easterly line of Parcel 1150-1D a distance of 70.22 feet to an angle point therein;

THENCE continuing along said easterly line South 11°46' 07" East, a distance of 51.76 feet to said 79 foot offset line, said point being on a curve, concave northerly and having a radius of 1921.00 feet;

THENCE westerly to the right along said curve through a central angle of 2°06'50" an arc length of 70.87 feet;

THENCE continuing along said 79 foot offset line, North 88°50'02" West, a distance of 216.59 feet to the point of beginning.

PARCEL 2

COMMENCING at the intersection of the centerline of Jurupa Avenue with the centerline of Van Buren Boulevard as shown by Parcel Map No. 28402, as shown by map on file in Book 188, Pages 82 and 83 of Parcel Maps, records of Riverside County, California;

THENCE South 80°42'44" West, along the westerly prolongation of said centerline of Jurupa Avenue, a distance of 418.20 feet to the beginning of a tangent curve concaving northerly and having a radius of 2000.00 feet;

THENCE westerly to the right along said curve through a central angle of 10°27'15" an arc length of 364.92 feet;

THENCE North 88°50'02" West, a distance of 216.59 feet;

SAID preceding three courses being the centerline of the proposed Jurupa Avenue Extension;

THENCE South 01°09'58" West, a distance of 55.00 feet to a point on a 55 foot offset line, said line being parallel and concentric with and 55.00 feet southerly as measured at right angles from said proposed centerline of the Jurupa Avenue Extension and the POINT OF BEGINNING;

THENCE continuing South 01°09'58" West, a distance of 115.00 feet to a point on a 170 foot offset line, said line being parallel and concentric with and 170.00 feet southerly as measured at right angles from said proposed centerline of Jurupa Avenue Extension;

THENCE South 88°50'02" East, along said 170 foot offset line a distance of 216.59 feet to the beginning of a tangent curve concaving northerly and having a radius of 2170.00 feet;

THENCE continuing along said 200 foot offset line, easterly to the left along said curve through a central angle of 6° 39' 15" an arc length of 252.01 feet to the easterly line of Parcel 1150-1D of Record of Survey on file in Book 60, Pages 11 through 14 of Record of Surveys, records of Riverside County, California;



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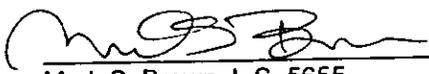
THENCE North 29°05'56" West, a distance of 126.19 feet to said 55 foot offset line, said point being on a curve, concave northerly and having a radius of 2055.00 feet;

THENCE westerly to the right along said curve through a central angle of 5°14'42" an arc length of 188.11 feet;

THENCE continuing along said 55 foot offset line, North 88°50'02" West, a distance of 216.59 feet to the point of beginning.

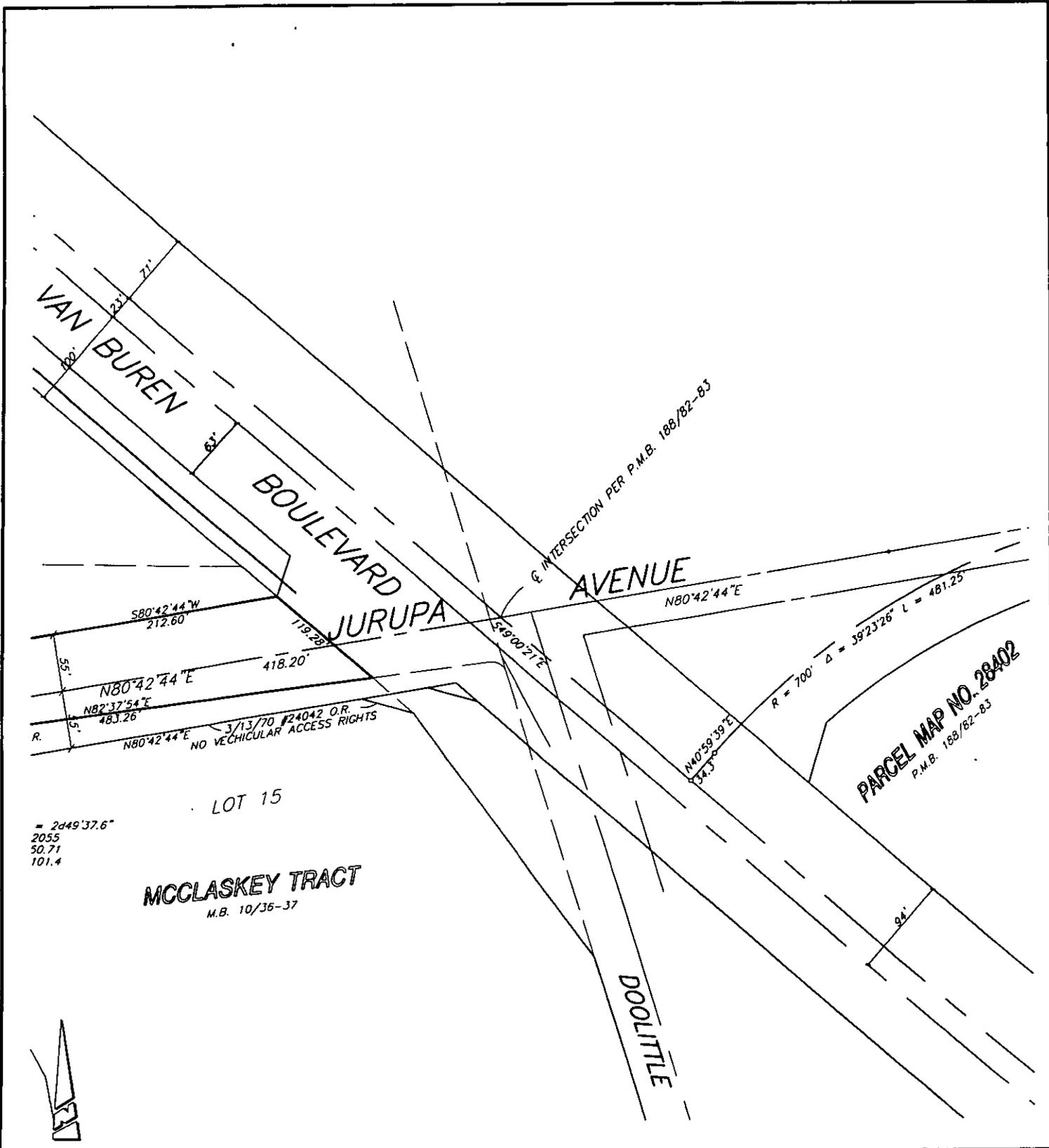
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



 5/28/03 Prep. _____
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/03

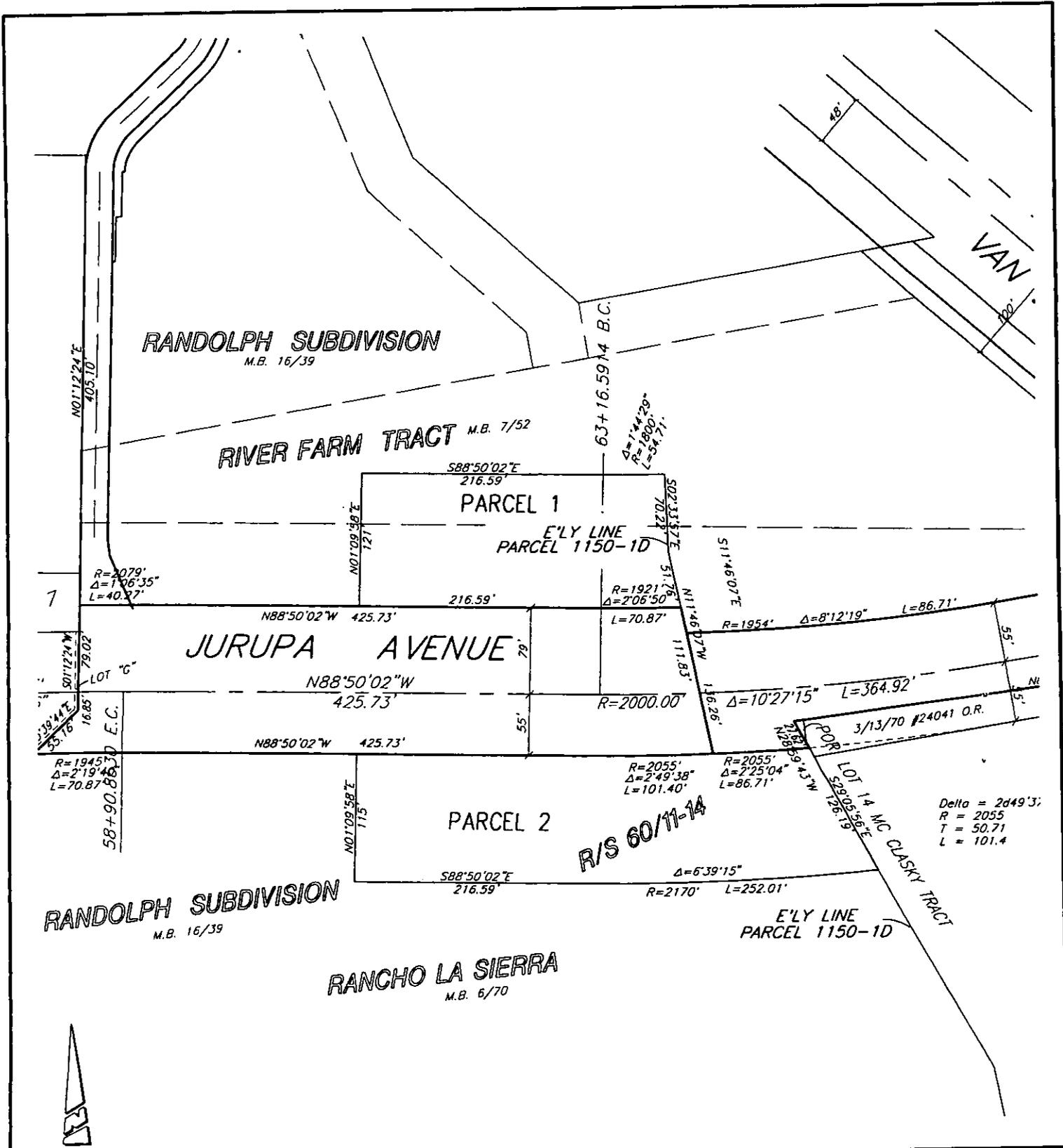


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• CITY OF RIVERSIDE, CALIFORNIA •

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 2
SCALE: N.T.S.	DRAWN BY: Kgs DATE: 3/25/03	SUBJECT: JURUPA AVENUE EXTENSION



• CITY OF RIVERSIDE, CALIFORNIA •

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 2 OF 2

35.7

SCALE: N.T.S.

DRAWN BY: *MSB* DATE: 5/07/03

SUBJECT: JURUPA AVENUE EXTENSION

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