

When recorded mail to:

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

DOC # 2008-0064650

02/08/2008 08:00A Fee:NC

Page 1 of 7

Recorded in Official Records

County of Riverside

Larry W. Ward

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)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			7						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
CONCHG									017

FOR RECORDER'S OFFICE USE ONLY

0

APN 276-264-001

**D- 16174**



**EASEMENT**

CALIFORNIA STONEGATE - RIVERSIDE COMMUNITY ASSOCIATION, a California nonprofit, mutual benefit corporation, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the 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 ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION 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.

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 ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES.

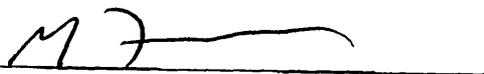
Dated 1/10/08

**CALIFORNIA STONEGATE -  
RIVERSIDE COMMUNITY ASSOCIATION**  
a California nonprofit, mutual benefit  
corporation,

By: 

Print Name: RICHARD E. SMITH

Title: PRESIDENT

By: 

Print Name: MICHAEL L. FANSON

Title: Treasurer



2008-0064650  
02/08/2008 08:00A  
2 of 7

**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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**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. 21027 of said City Council adopted September 6, 2005 and the grantee consents to recordation thereof by its duly authorized officer.

DATED 2/6/08

**CITY OF RIVERSIDE**

APPROVED AS TO FORM

Mark Parsons  
DEPUTY CITY ATTORNEY

By: Amelia M. Valeri



2008-0064650  
02/08/2008 08 00A  
3 of 7

**ACKNOWLEDGMENT**

State of California  
County of Riverside )

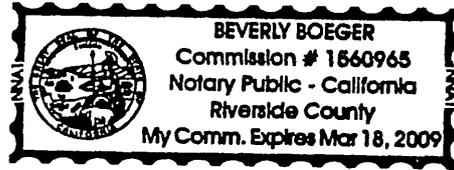
On January 10, 2008 before me, Beverly Boeger, Notary Public  
(insert name and title of the officer)

personally appeared Richard Edward Smith, IV  
who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature Beverly Boeger (Seal)



ACKNOWLEDGMENT

State of California  
County of Riverside

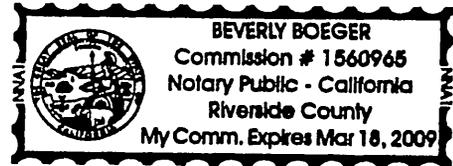
On January 10, 2008 before me, Beverly Boeger, Notary Public  
(insert name and title of the officer)

personally appeared Michael Louis Fauton  
who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature Beverly Boeger (Seal)



**EXHIBIT A**

APN: 276-264-001  
Public Utility Easement

That portion of Lot 61 of Tract Map 27721-1, in the City of Riverside, County of Riverside, State of California, as shown by map filed in Map Book 248, Pages 20 through 23, inclusive, in the Office of the County Recorder of said County, more particularly described as follows:

**COMMENCING** at the most easterly corner of Lot "E" of Parcel Map 23178, as shown by map filed in Book 158, Pages 20 through 23, inclusive, of Parcel Maps, in said Office of the County Recorder;

Thence North 62°44'18" West along the northeasterly line of said Lot "E" and the northeasterly line of Lot "D" of said Parcel Map 23178, a distance of 15.00 feet to the **TRUE POINT OF BEGINNING**;

Thence North 27°15'42" East, a distance of 4.00 feet to a point on a line that is parallel with, and 4.00 feet northeasterly, measured at right angles, from said northeasterly lines of Lot "E" and Lot "D";

Thence North 62°44'18" West along said parallel line, a distance of 10.00 feet;

Thence South 27°15'42" West, a distance of 4.00 feet to a point on said northeasterly line of Lot "D";

Thence South 62°44'18" East along said northeasterly line of Lot "D", a distance of 10.00 feet to the **TRUE POINT OF BEGINNING**;

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



Mark S. Brown, L.S. 5655  
License Expires 9/30/07

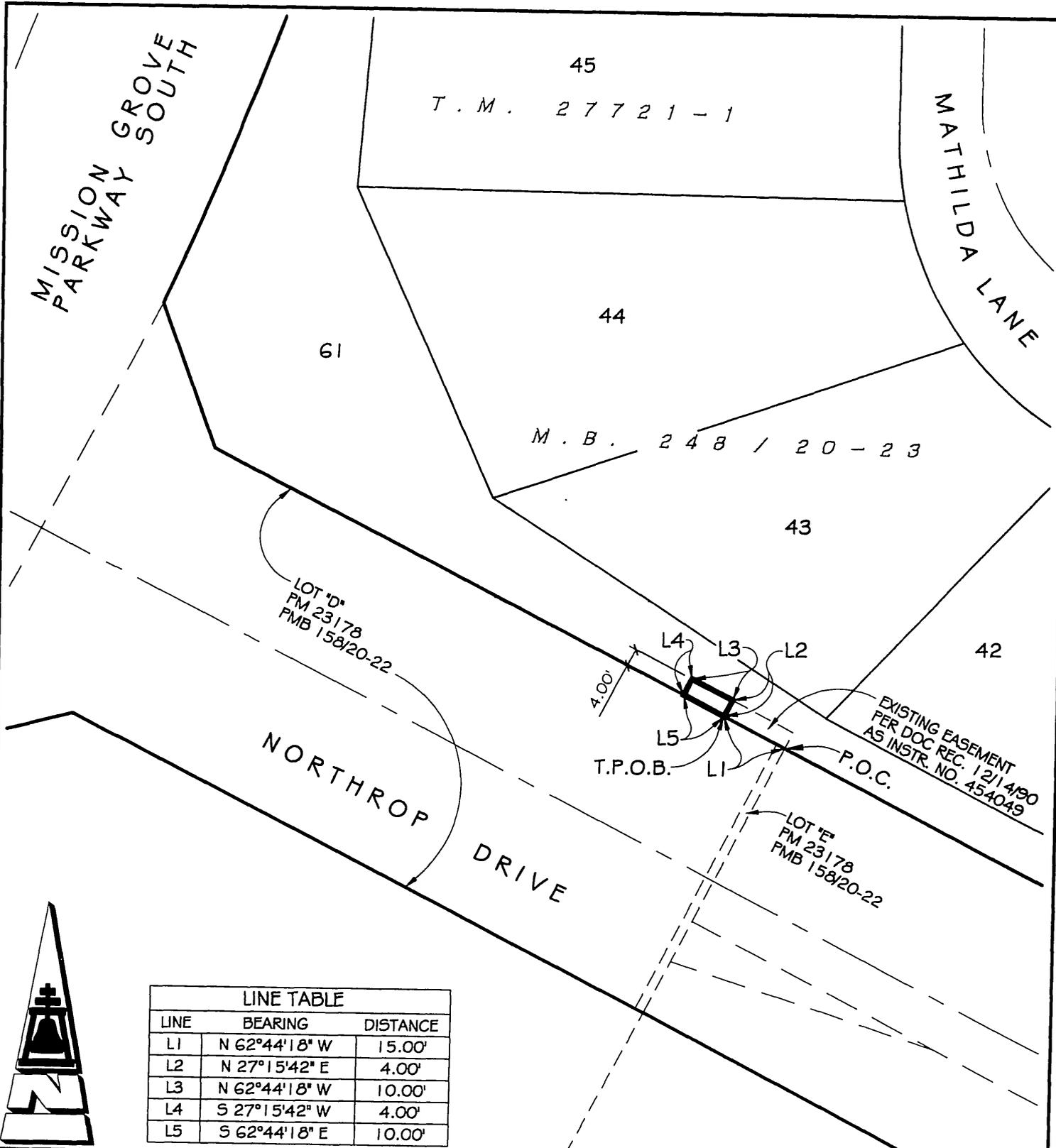
9/18/07  
Date

Prep.



2008-0064650  
02/08/2008 08:00A  
8 of 7

16174



45  
T.M. 27721-1

44  
M.B. 248 / 20-23

43

42

LOT 'D'  
FM 23178  
FMB 158/20-22

L4 L3 L2  
L5 L1  
T.P.O.B. P.O.C.

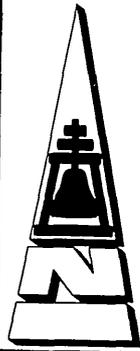
EXISTING EASEMENT  
PER DOC REC. 12/14/90  
AS INSTR. NO. 454049

LOT 'E'  
FM 23178  
FMB 158/20-22

NORTHROP  
DRIVE

MISSION  
PARKWAY  
GROVE  
SOUTH

MATHILDA  
LANE



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 62°44'18" W	15.00'
L2	N 27°15'42" E	4.00'
L3	N 62°44'18" W	10.00'
L4	S 27°15'42" W	4.00'
L5	S 62°44'18" E	10.00'

• CITY OF RIVERSIDE, CALIFORNIA •

87-1

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: RICH DATE: 09/12/07 SUBJECT: APN 276-264-001 PUE



2008-0064650  
02/08/2008 08 09H  
7 of 7

GCOMMONRICHPLATSUTILITIESAPN 276-264-011 PUE

16174