

Lawyers Title

DOC # 2011-0071854

02/15/2011 12:07P Fee:NC

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Recorded in Official Records
County of Riverside

Larry W. Ward
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: Columbia Avenue and Iowa Avenue
Street Improvement Project
APN: 249-070-029
Address: 1086 Columbia Avenue

D- 16535



610671314

SLOPE EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Riverside County Education Foundation, a California non-profit 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 roadway slope and support purposes, in, on, under, through, 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.

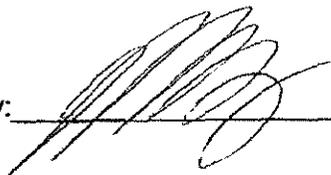
Said roadway slope and support easement is to be used for all purposes proper and convenient in the construction, reconstruction and maintenance of roadway slopes and supports, including the rights of ingress and egress, the temporary deposit of tools, equipment, machinery, vehicles, materials and supplies used in the performance of said work, and for

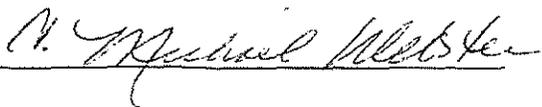
16535

similar and related purposes by the City of Riverside, its officers, employees, agents or contractors.

Dated 6/8/10

Riverside County Education Foundation, a California non-profit corporation

By: 

By: 

Print Name: J. CHRIS CARLSON

Print Name: A. Michael Webster

Title: Secretary

Title: Chair

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of RIVERSIDE

On JUNE 8, 2010 before me, SHERYN LEE SMAY, NOTARY PUBLIC

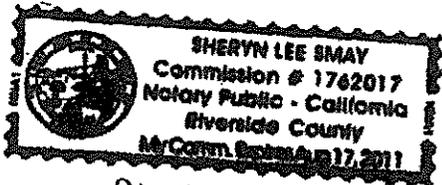
personally appeared J. CHRIS CARLSON

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 Sheryn Lee Smay
Signature of Notary Public



Sheryn Lee Smay
#1762017
EXP. 8-17-11
Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

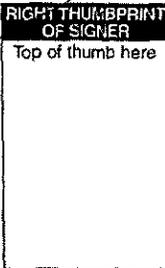
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer Is Representing: _____



Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer Is Representing: _____



ACKNOWLEDGMENT

State of California)
County of RIVERSIDE)

On FEBRUARY 17, 2010 before me, SHERYN LEE SMAY, NOTARY PUBLIC
(here insert name and title of the officer)
personally appeared C. MICHAEL WEBSTER

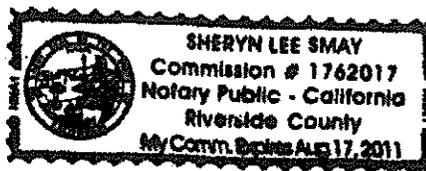
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument 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 *Sheryn Smay*

(Seal)



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 3/18/2010

CITY OF RIVERSIDE

By: Amelia M. Valeri

Title: REAL PROPERTY MANAGER

APPROVED AS TO FORM


DEPUTY CITY ATTORNEY

EXHIBIT "A"

A.P.N. 249-070-029-1
SLOPE EASEMENT

THAT CERTAIN REAL PROPERTY LOCATED IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THAT PORTION OF PARCEL "B" AS SHOWN ON CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT NO. LL-007-001, RECORDED JUNE 28, 2001 AS INSTRUMENT NO. 2001-294603 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID PARCEL "B";

THENCE SOUTH 02°32'42" WEST ALONG THE EAST LINE OF SAID PARCEL A DISTANCE OF 20.01 FEET TO A LINE PARALLEL WITH AND DISTANT 20.00 FEET SOUTHERLY AS MEASURED AT RIGHT ANGLES FROM THE NORTH LINE OF SAID PARCEL;

THENCE NORTH 89°04'09" WEST ALONG SAID PARALLEL LINE A DISTANCE OF 347.72 FEET TO THE WESTERLY LINE OF SAID PARCEL;

THENCE NORTH 00°43'04" EAST ALONG SAID WESTERLY LINE A DISTANCE OF 20.00 FEET TO SAID NORTHERLY LINE OF PARCEL "B", ALSO BEING A LINE PARALLEL WITH AND DISTANT 55.00 FEET SOUTHERLY AS MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF COLUMBIA AVENUE AS SHOWN ON SAID CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT;

THENCE SOUTH 89°04'09" EAST ALONG SAID NORTHERLY LINE A DISTANCE OF 348.36 FEET TO THE POINT OF BEGINNING.

AREA - 6961 SQUARE FEET.

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

Xicotencatl E. Salazar

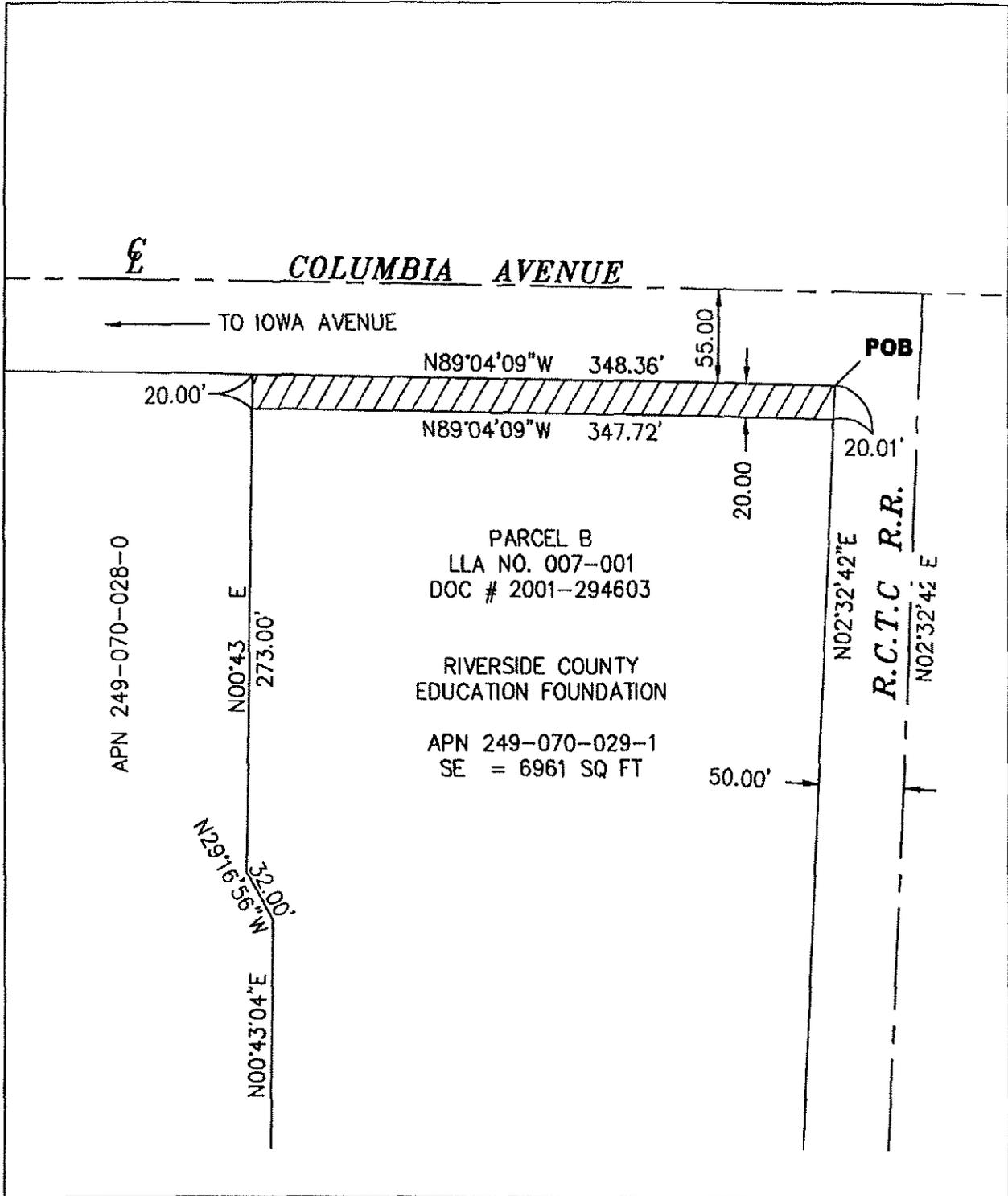


XICOTENCATL E. SALAZAR, L.S. 5507 DATE: February 21, 2008
LICENSE EXPIRES 9/30/2008

PAGE 1 OF 1

DESCRIPTION APPROVAL
[Signature] 5/15/08
MARK S. BROWN DATE
CITY SURVEYOR

16535



◆ **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 1	
Scale 1"= 80'	Drawn by: XES	Date: 2/21/08	Subject: COLUMBIA AVE & IOWA AVE STREET IMPROVEMENTS