

DOC # 2013-0266779

06/04/2013 05:00 PM Fees: \$0.00

Page 1 of 5

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

\*\*This document was electronically submitted  
to the County of Riverside for recording\*\*  
Received by: LCWEATHERS

**FREE RECORDING**

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

FOR RECORDER'S OFFICE USE ONLY

Project: Tyler Street Widening  
POR. APN: 147-251-015

D - TTX: \$0.00  
16907

TRA:009-175

TEMPORARY CONSTRUCTION EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **STANLEY C. RADER, Successor Trustee for The ROY and PHOEBE HARDISON FAMILY TRUST, dated April 16, 1966**, as Grantor, hereby grants a temporary easement and right-of-way to the CITY OF RIVERSIDE, a California charter city and municipal corporation, as Grantee, its successors and assigns.

The property subject to this temporary easement and right of way is located in the City of Riverside, County of Riverside, State of California as described in **Exhibit "A"** attached hereto and incorporated herein by this reference.

This temporary easement and right of way allows Grantee the right to use the above described property for the purpose of installing public improvements. Such use may include, but is not limited to ingress and egress of persons and vehicles, the deposit of tools, equipment, machinery, and materials used in the performance of the construction, and for similar purposes by the City of Riverside, its officers, employees, agents or contractors.

Upon completion of construction, Grantee promises to remove all debris, waste, brush, or other materials deposited or placed upon the property subject to this temporary easement.

16907

Grantee further promises to make all reasonable efforts to return the surface of the property, with the exception of vegetation, to its original condition prior to entry.

This temporary easement and right-of-way shall terminate 90 days after issuance of the notice to proceed or upon completion of the public improvements and acceptance by City as demonstrated by recordation of a notice of completion, whichever occurs first.

Dated 5/20/13

STANLEY C. RADER, Successor Trustee  
for The ROY and PHOEBE HARDISON  
FAMILY TRUST, dated April 16, 1966

Stanley C. Rader  
STANLEY C. RADER, Successor Trustee

State of <sup>Calif</sup> ~~California~~ Oregon  
County of Multnomah } ss

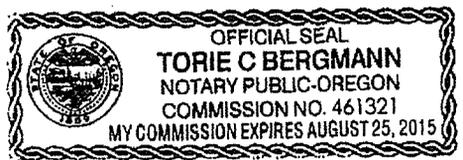
On 5-20-13, before me, Torie C Bergmann  
notary public, personally appeared, Stanley C Rader

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 <sup>Calif</sup> ~~California~~ Oregon that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Torie C Bergmann  
Notary Signature

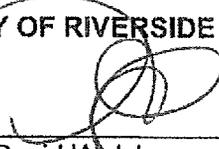


**CERTIFICATE OF ACCEPTANCE  
(Government Code Section §27281)**

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, a California charter city and 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 5-30-13

**CITY OF RIVERSIDE**

By   
David Welch  
Real Property Services Manager

147-251-015 TCE DEMO.DOC

**APPROVED AS TO FORM**  
  
**SUPERVISING DEPUTY CITY ATTORNEY**

EXHIBIT "A"

POR. A.P.N. 147-251-015

Temporary Construction Easement

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

That portion of Lot 9 in Block 10 of La Granada, as shown by map on file in Book 12, Pages 42 through 51 of Maps, Riverside County records, described as follows:

COMMENCING at the most northerly corner of said Lot 9;

THENCE South 45°54'34" West, along the northwesterly line of said Lot 9, a distance of 25.74 feet to a line that is parallel with and distant 25.00 feet southwesterly, as measured at right angles, from the northeasterly line of said Lot 9, and being the POINT OF BEGINNING of the parcel of land being described;

THENCE South 30°19' East, along said parallel line, a distance of 112.00 feet to the southeasterly line of that certain parcel of land described in grant deed to Roy Hardison, et ux., by document recorded September 25, 1958, as Instrument No. 68932 of Official Records of Riverside County, California;

Thence South 45°54'34" West, parallel with said northwesterly line of Lot 9, and along said southeasterly line, a distance of 92.66 feet to a line that is parallel with and distant 140.00 feet southwesterly, as measured at right angles, from the centerline of Tyler Street (formerly Tyler Avenue) as shown by said map;

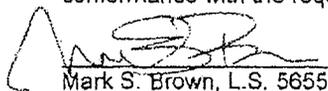
THENCE North 30°19' West, along said last mentioned parallel line, a distance of 112.00 feet to said northwesterly line of Lot 9;

THENCE North 45°54'34" East, along said northwesterly line, a distance of 92.66 feet to the POINT OF BEGINNING.

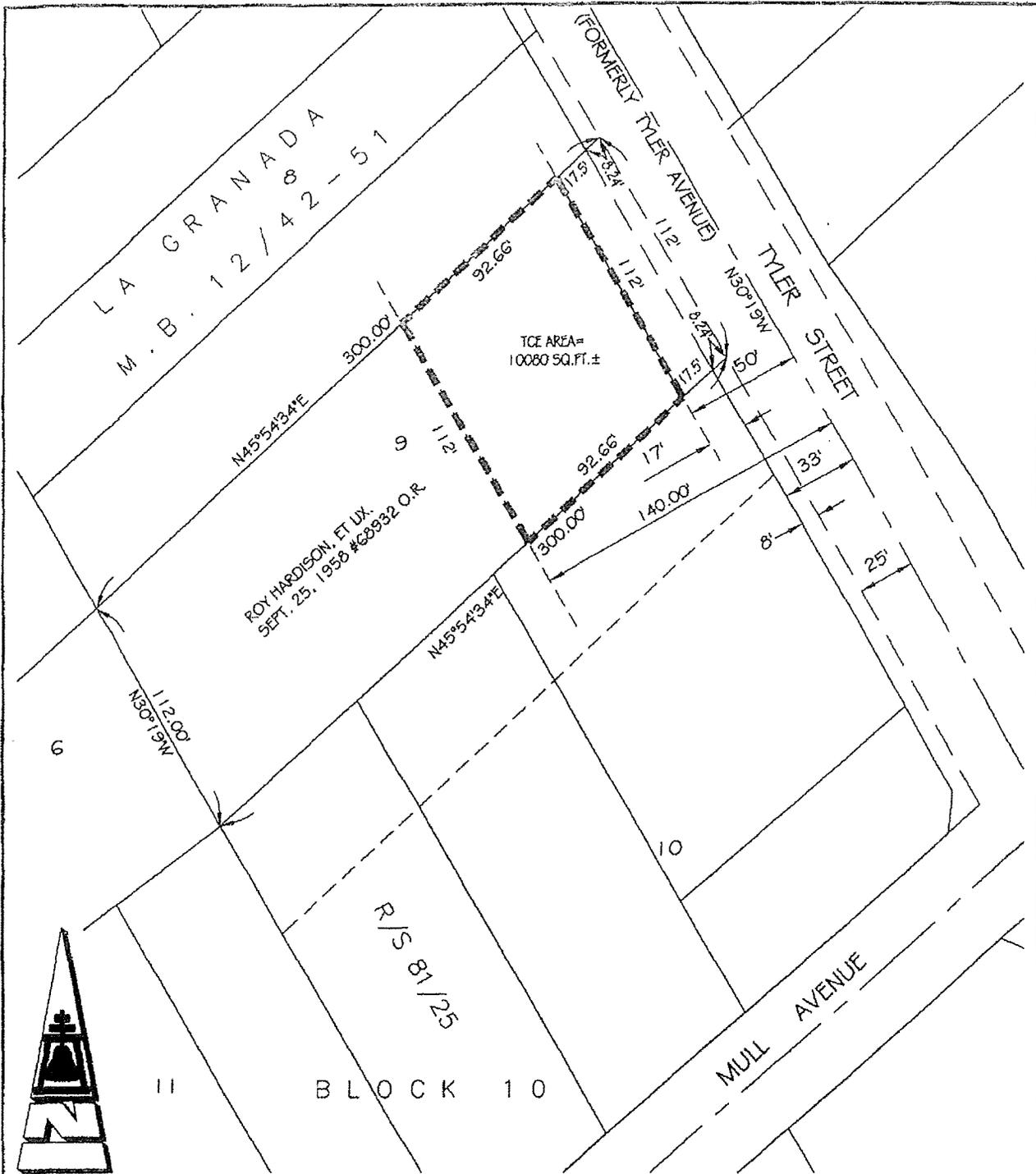
Area - 10080 square feet, more or less.

This temporary easement and right-of-way shall terminate 90 days after issuance of the notice to proceed or upon completion of the public improvements and acceptance by the City as demonstrated by recordation of a notice of completion, whichever occurs first.

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

 2/15/2017 Date \_\_\_\_\_ Prep. \_\_\_\_\_  
Mark S. Brown, L.S. 5655





• 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"=60'

DRAWN BY: RICH

DATE: 4/03/12

SUBJECT: TYLER STREET WIDENING - APN 147-251-015

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