

Commonwealth Land Title Company

DOC # 2014-0141413
04/17/2014 04:16 PM Fees: \$0.00
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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

This document was electronically submitted to the County of Riverside for recording
Received by: MRUIZ

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

9306540-10

FOR RECORDER'S OFFICE USE ONLY

Project: Santa Ana River Trunk Sewer – Phase II

POR. APN: 187-191-001

D - 17023

TRA: 009-002

EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **WILLIAM R. SHIELDS, II, an unmarried man**, as Grantor, grants to the CITY OF RIVERSIDE, a California charter city and municipal corporation, 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 **sanitary sewer facilities**, together with all necessary appurtenances, in, under, upon, 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.

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,

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maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing said **sanitary sewer facilities.**

Dated 4-4-14


WILLIAM R. SHIELDS, II

State of California

County of RIVERSIDE } ss

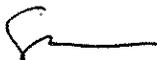
On APRIL 4, 2014, before me, RAPHAEL BRADFORD,

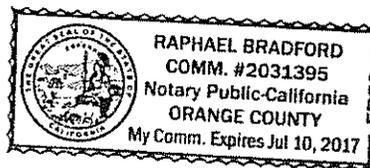
notary-public, personally appeared, WILLIAM R. SHIELDS, II

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.


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 06, 2005 and the grantee consents to recordation thereof by its duly authorized officer.

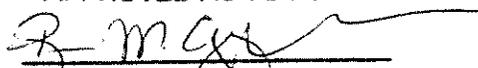
Dated 4-16-2014

CITY OF RIVERSIDE

By 
David Welch
Real Property Services Manager

187-191-001 SEWER EASEMENT.DOC

APPROVED AS TO FORM


DEPUTY CITY ATTORNEY

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EXHIBIT "A"

POR. A.P.N. 187-191-001

Sanitary Sewer Facilities Easement

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

That portion of Lot 2 of Evans Rio Rancho, as shown by map on file in Book 10, Pages 52 through 54 of Maps, records of said Riverside County, described as follows:

COMMENCING at the northeasterly corner of Lot 7 of El Rio Rancho, as shown by map on file in Book 29, Pages 41 and 42 of Maps, records of said Riverside County;

THENCE North $4^{\circ}05'55''$ East, along the northerly prolongation of the easterly line of said Lot 7, a distance of 22.07 feet to northerly line of that certain easement for sewers granted to the City of Riverside by document recorded April 17, 1958, in Book 2277, Page 81, et seq., of Official Records of said Riverside County;

THENCE South $89^{\circ}41'51''$ West, along said northerly line, a distance of 142.28 feet to an angle point in said northerly line;

THENCE North $66^{\circ}18'05''$ West, continuing along said northerly line, a distance of 125.14 feet to the northerly prolongation of the westerly line of Lot 9 of said El Rio Rancho, and being the POINT OF BEGINNING of the parcel of land being described;

THENCE North $66^{\circ}18'05''$ West, continuing along said northerly line, a distance of 147.46 feet to an angle point in said northerly line;

THENCE South $55^{\circ}57'25''$ West, continuing along said northerly line, a distance of 437.09 feet to an angle point;

THENCE South $68^{\circ}53'26''$ West, continuing along said northerly line, a distance of 209.80 feet to the northwesterly line of Parcel 3 of those certain parcels of land described in Grant Deed in favor of William R. Shields, II, by document recorded April 27, 1999, per Document No. 1999-176368 of Official Records of said Riverside County;

THENCE North $38^{\circ}53'25''$ East, along said northwesterly line, a distance of 24.44 feet;

THENCE North $68^{\circ}55'52''$ East, a distance of 189.45 feet;

THENCE North $55^{\circ}53'58''$ East, a distance of 440.38 feet;

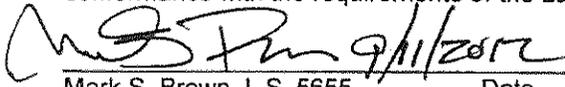
THENCE South $66^{\circ}16'53''$ East, a distance of 149.70 feet to said northerly prolongation of the westerly line of Lot 9;

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THENCE South 4°05'55" West, along said northerly prolongation of the westerly line of Lot 9, a distance of 12.86 feet to the POINT OF BEGINNING.

Area - 9413 square feet, more or less.

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

 9/1/2012 Date Prep.
Mark S. Brown, L.S. 5655

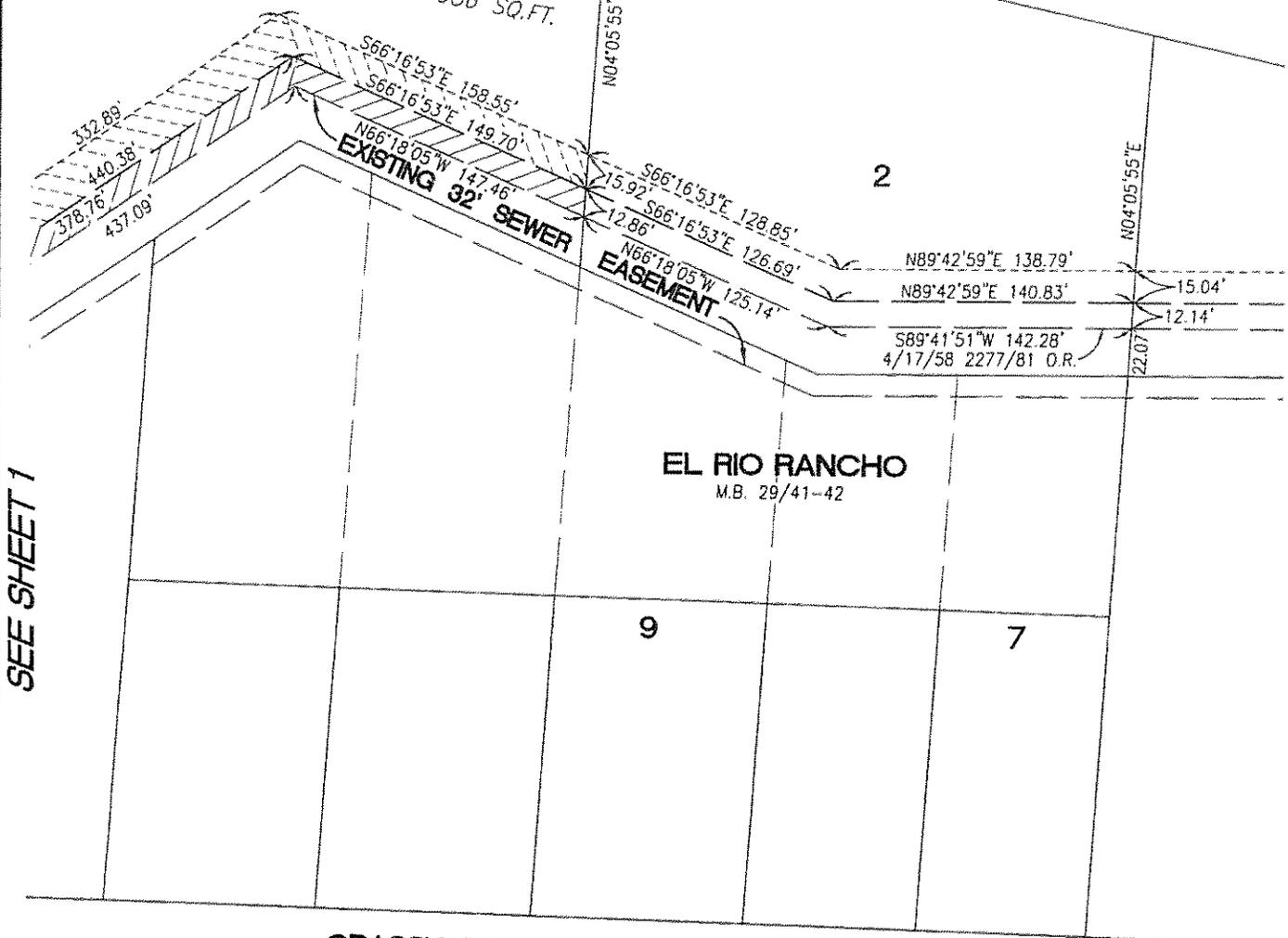


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COUNTY
A.P.N. 186-270-011

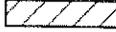
3
EVANS RIO RANCHO
M.B. 10/52-54

SHIELDS
A.P.N. 187-191-001
- 9413 SQ.FT.
- 23986 SQ.FT.



SEE SHEET 1

GRASSY TRAIL DRIVE

NEW SEWER EASEMENT

 NEW TEMP. CONST. ESMT.


• CITY OF RIVERSIDE, CALIFORNIA • D-17023

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.

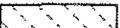
SHEET 1 OF 2

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 10/1/12

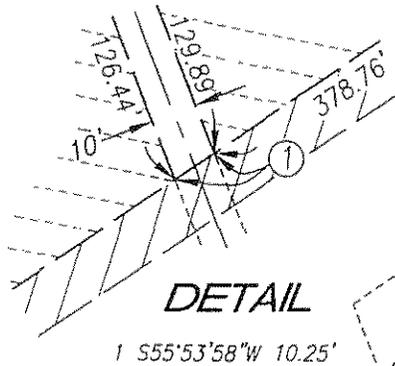
SANTA ANA RIVER TRUNK SEWER - PHASE II

NEW SEWER EASEMENT

 NEW TEMP. CONST. ESMT.


EVANS RIO RANCHO
 M.B. 10/52-54

SHIELDS
 A.P.N. 187-191-001
 - 9413 SQ.FT.
 - 23986 SQ.FT.



COUNTY
 A.P.N. 187-210-004

WILLIAM R. SHIELDS, II
 A/27/89 #176388 O.R.
 PARCEL 3

"COURSE A"
 SEWER EASEMENT
 SEE DETAIL

EL RIO RANCHO
 M.B. 29/41-42

SUNLAND ESTATES
 M.B. 36/83-70

GRASSY TRAIL DRIVE

SEE SHEET 2

● CITY OF RIVERSIDE, CALIFORNIA ● D-17023

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

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 10/1/12

SANTA ANA RIVER TRUNK SEWER - PHASE II