

Commonwealth Land Title Company

DOC # 2014-0141414
04/17/2014 04:16 PM Fees: \$0.00
Page 1 of 8
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)

FOR RECORDER'S OFFICE USE ONLY

Project: Santa Ana River Trunk Sewer – Phase II
POR, APN: 187-191-001

D - 17025

TEMPORARY CONSTRUCTION EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **WILLIAM R. SHIELDS, II**, an **unmarried man**, 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. Grantee further promises to make all reasonable efforts to return the surface of the property,

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with the exception of vegetation, to its original condition prior to entry.

This temporary easement and right-of-way shall terminate 24 months 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 4-4-14


WILLIAM R. SHIELDS, II

State of California

County of RIVERSIDE } ss

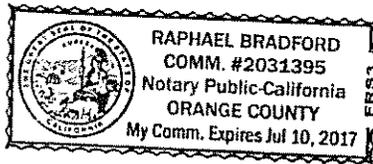
On APRIL 4, 2014, before me, RAPHAEL Bradford,
notary public, personally appeared, WILLIAM R. SHIELDS, II

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

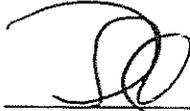


**CERTIFICATE OF ACCEPTANCE
(Government Code Section §27281)**

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 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 4-16-2014

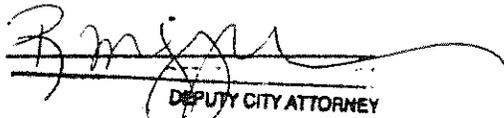
CITY OF RIVERSIDE

By 

David Welch
Real Property Services Manager

187-191-001 TCE-MODIFIED.DOC

APPROVED AS TO FORM



DEPUTY CITY ATTORNEY

EXHIBIT "A"

POR. A.P.N. 187-191-001
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 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 34.21 feet;

THENCE South $89^{\circ}42'59''$ West, a distance of 140.83 feet;

THENCE North $66^{\circ}16'53''$ West, a distance of 126.69 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 continuing North $66^{\circ}16'53''$ West, a distance of 149.70 feet;

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

THENCE South $68^{\circ}55'52''$ West, a distance of 189.45 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 39.95 feet;

THENCE North $68^{\circ}55'52''$ East, a distance of 160.55 feet;

THENCE North $22^{\circ}11'09''$ West, a distance of 91.83 feet to said northwesterly line of Parcel 3;

THENCE North $38^{\circ}53'25''$ East, along said northwesterly line of Parcel 3, a distance of 114.25 feet;

THENCE South $22^{\circ}11'09''$ East, a distance of 124.15 feet;

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THENCE North 55°53'58" East, a distance of 332.89 feet;

THENCE South 66°16'53" East, a distance of 158.55 feet to said northerly prolongation of the westerly line of Lot 9;

THENCE South 4°05'55" West, along said northerly prolongation of the westerly line of Lot 9, a distance of 15.92 feet to the POINT OF BEGINNING;

EXCEPTING THEREFROM that portion of said Lot 2, 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°05'55" East, along the northerly prolongation of the easterly line of said Lot 7, a distance of 34.21 feet;

THENCE South 89°42'59" West, a distance of 140.83 feet;

THENCE North 66°16'53" West, a distance of 126.69 feet to the northerly prolongation of the westerly line of Lot 9 of said El Rio Rancho;

THENCE continuing North 66°16'53" West, a distance of 149.70 feet;

THENCE South 55°53'58" West, a distance of 378.76 feet to the northeasterly line of that certain drainage easement granted to the City of Riverside by document recorded July 1, 1955, in Book 1760, Page 216, et seq., of Official Records of said Riverside County, and being the POINT OF BEGINNING of the parcel of land being described;

THENCE continuing South 55°53'58" West, a distance of 10.25 feet to the southwesterly line of said drainage easement;

THENCE North 21°26'45" West, along said southwesterly line, a distance of 126.44 feet to said 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°53'25" East, along said northwesterly line, a distance of 11.51 feet to said northeasterly line of said drainage easement;

THENCE South 21°26'45" East, along said northeasterly line, a distance of 129.89 feet to the POINT OF BEGINNING.

Area - 23986 square feet, more or less.

This temporary easement and right-of-way shall terminate 24 months 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.


Mark S. Brown, L.S. 5655 10/5/2012 Prep. Vog
Date

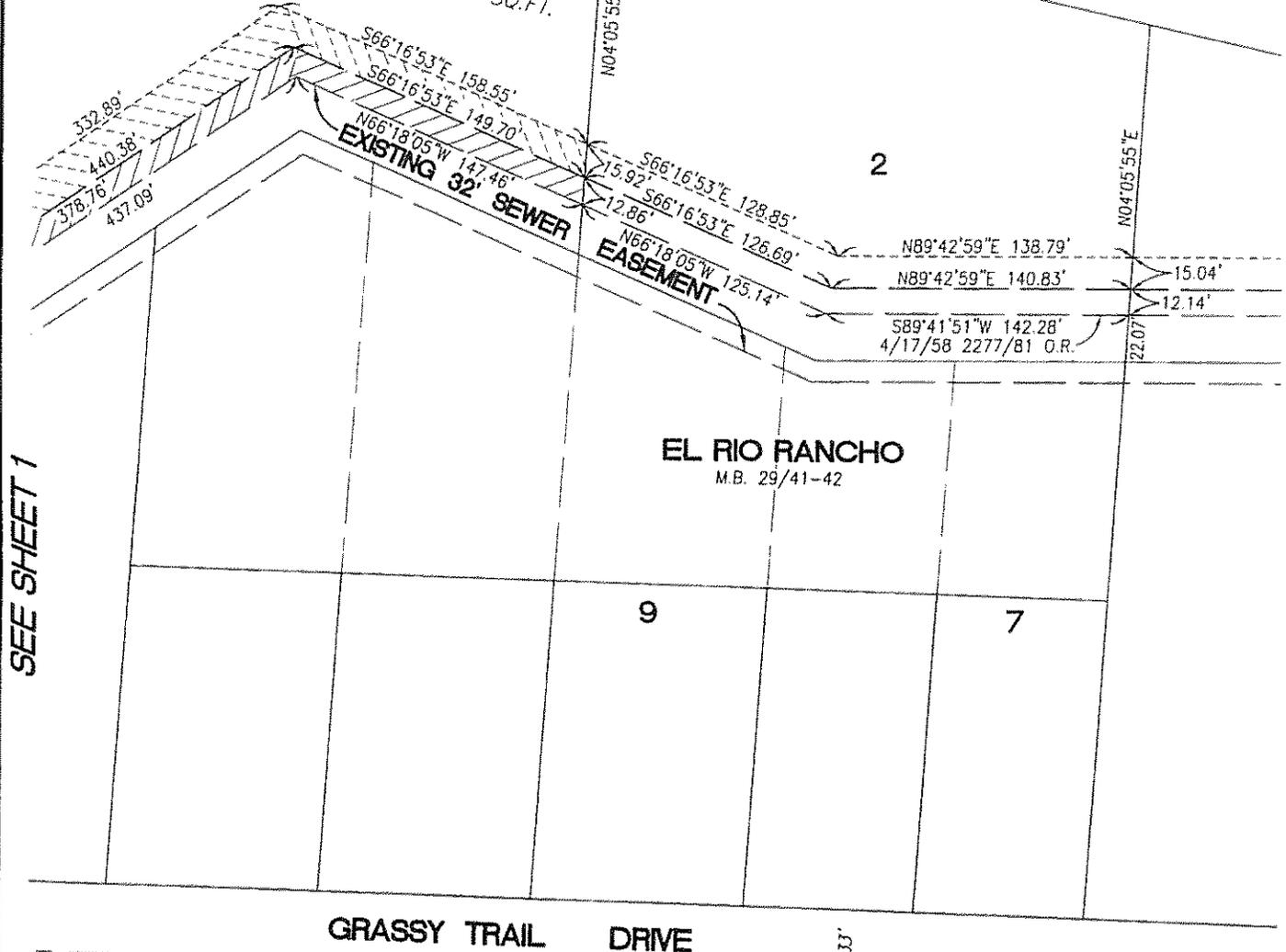


D-17025

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.



NEW SEWER EASEMENT
▨
NEW TEMP. CONST. ESMT.
▩

• CITY OF RIVERSIDE, CALIFORNIA • D-17025

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.

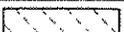
SHEET 1 OF 2

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 10/1/12

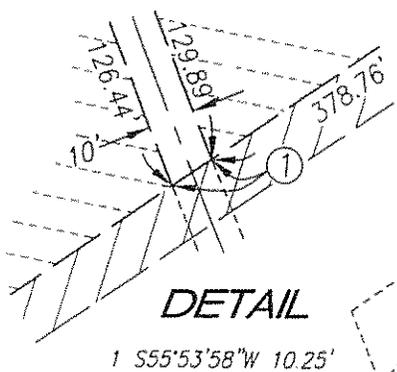
SANTA ANA RIVER TRUNK SEWER - PHASE II

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
 4/27/99 #176388 O.R.
 PARCEL 5

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

SUNLAND ESTATES
 M.B. 36/69-70

GRASSY TRAIL DRIVE

SEE SHEET 2

● CITY OF RIVERSIDE, CALIFORNIA ● D-17025

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