

Commonwealth Land Title Company
Commonwealth Land Title Company

DOC # 2015-0064274
02/18/2015 08:00 AM Fees: \$0.00
Page 1 of 5
Recorded in Official Records
County of Riverside
Peter Aldana
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: 147-333-007
Address: 4443 Tyler Street
9305019
TRA: 009-175

17137
D - TRAFFIC

GRANT OF EASEMENT

CHARLES ROBBINS and CAROLYN ROBBINS, Husband and Wife as Joint Tenants, as Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby grant 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 public street and highway purposes, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, 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.

*This conveyance transfers realty to an exempt governmental agency, RET 1191

Dated Feb. 12 2015

Charles Robbins
CHARLES ROBBINS

Carolyn Robbins
CAROLYN ROBBINS

ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On _____, before me _____,

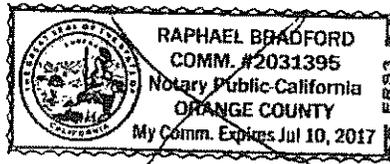
notary public, personally appeared _____,

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



APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY [Signature]
Deputy City Attorney

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 Feb. 13, 2015

CITY OF RIVERSIDE

By: [Signature]

David Welch
Real Property Services Manager

D-17137

A notary public or other officer completing this certificate verifies only the identity of the individual, who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of That document.

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE }

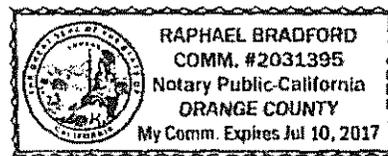
On FEBRUARY 12, 2015, before me, RAPHAEL BRADFORD, a Notary Public,
personally appeared CHARLES ROSS AND CAROLYN ROSS

_____, 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: [Signature] (Seal)



D-17137

EXHIBIT A

POR. APN: 147-333-007
Street & Highway Easement

That portion of Lot 6, in Block 49 of La Granada, in the City of Riverside, County of Riverside, State of California, as shown by map filed in Map Book 12, Pages 42 through 51, inclusive, in the Office of the County Recorder, more particularly described as follows:

BEGINNING at the most southerly corner of said Lot;

THENCE North 55°40'00" East, along the southeasterly line of said Lot, a distance of 51.50 feet to a point of cusp with a tangent curve concaving northeasterly and having a radius of 41.50 feet;

THENCE southwesterly to the right along said curve through a central angle of 90°00'00" an arc length of 65.19 feet to a line that is parallel with and distant 50.00 feet northeasterly, as measured at right angles, from the centerline of Tyler Street, shown as Tyler Avenue, on said map of La Granada;

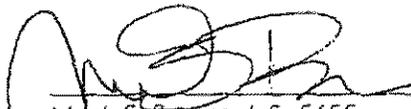
THENCE North 34°20'00" West, along said parallel line, a distance of 58.50 feet to the northwesterly line of said Lot;

THENCE South 55°40'00" West, along said northwesterly line, a distance of 10.00 feet to the southwesterly line of said Lot;

THENCE South 34°20'00" East, along said southwesterly line, a distance of 100.00 feet to the **POINT OF BEGINNING**.

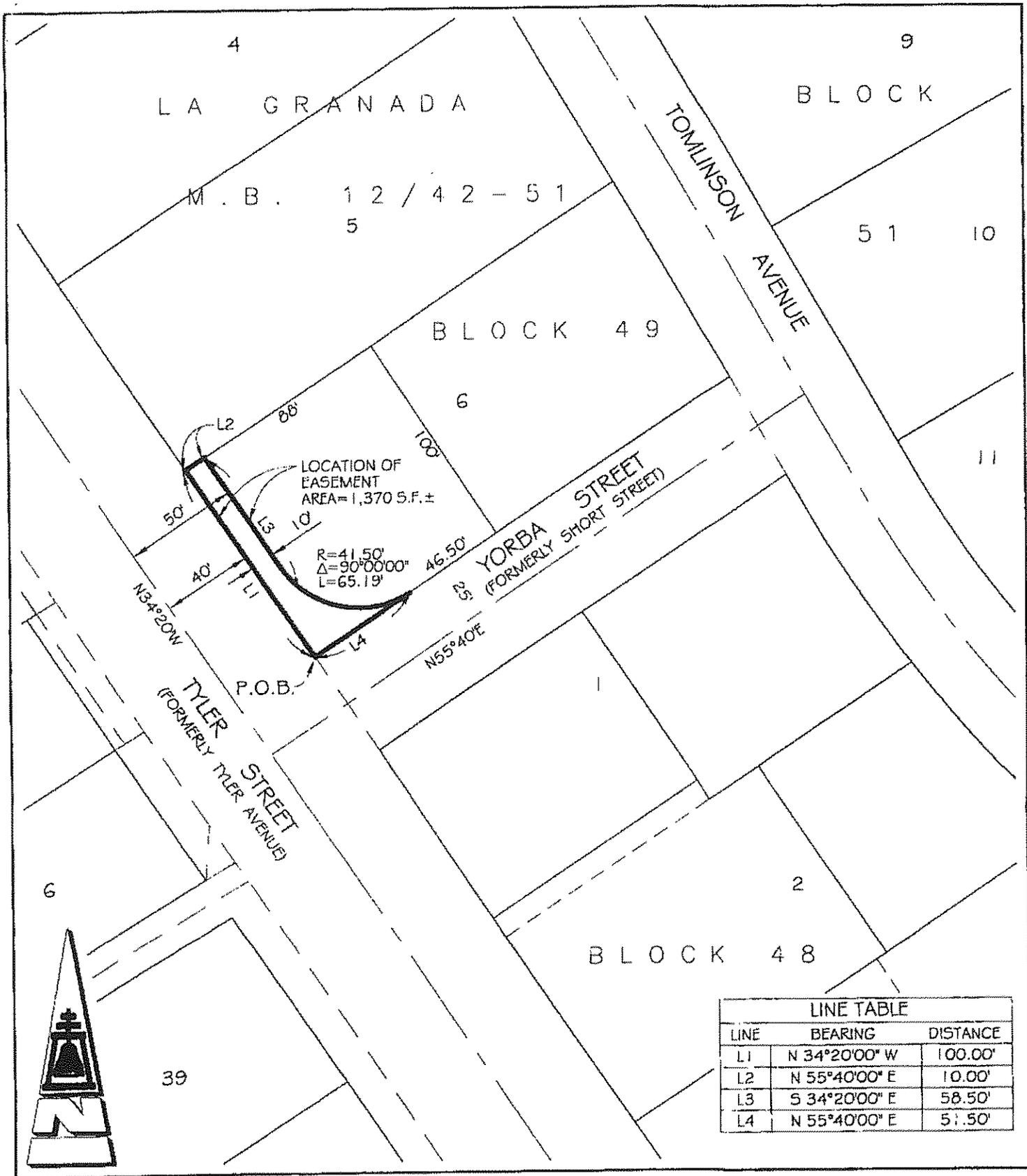
Containing 1,370 square feet, more or less.

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

 2/7/2011 Prep. _____
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/11



D-17137



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 34°20'00" W	100.00'
L2	N 55°40'00" E	10.00'
L3	S 34°20'00" E	58.50'
L4	N 55°40'00" E	51.50'

● CITY OF RIVERSIDE, CALIFORNIA ● D-17137

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: 1/28/11 SUBJECT: TYLER STREET WIDENING - APN 147-333-007