

PUBLIC UTILITIES  
EASEMENT

APPROVED AS TO FORM

*Tom Neal*  
DEPUTY CITY ATTORNEY

3497

THIS INSTRUMENT, made this 10th day of January, 1968  
by and between AUTO CENTER MALL, INC., a California corporation **6391**

party of the first part and the CITY OF RIVERSIDE, a municipal corporation  
of the State of California, the party of the second part;

WITNESSETH:

THAT for a valuable consideration, receipt whereof is hereby  
acknowledged, said party of the first part does by these presents grant  
unto the said party of the second part, its successors and assigns, a perpetual  
easement and right of way for the construction, reconstruction, maintenance,  
operation, inspection, repair, replacement and removal of ~~the~~ public utilities  
facilities

together with all necessary appurtenances, in, under, upon, over, and along that  
certain real property situated in the County of Riverside, State of California,  
described as follows:

SEE ATTACHED DESCRIPTION

3497

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

5-39-1 HB

6391

3497

Parcel 1

A strip of land 10.00 feet wide over that portion of Lot 8 of Tract No. 2876 as shown by map on file in Book 51, Pages 74, 75, and 76 of Maps, Records of Riverside County, California, the centerline of said strip being described as follows:

Commencing at a point in the Northeasterly line of said Lot, distant South 34° 00' 00" East, 472.02 feet from the centerline of Auto Drive as said centerline is shown on said Tract No. 2876; said point also being the beginning of a tangent curve concave Westerly and having a radius of 106.00 feet;

Thence along said curve to the right, through a central angle 83° 24' 15", an arc distance of 154.30 feet to the Southeasterly line of said Lot;

Thence South 49° 24' 15" West, tangent to said curve and along the said Southeasterly line, a distance of 169.85 feet to the TRUE POINT OF BEGINNING OF THIS CENTERLINE DESCRIPTION:

Thence North 42° 30' 30" West, 111.31 feet;

Thence North 37° 16' 10" West, 139.96 feet to a point hereinafter called Point "A" for description purposes; said Point "A" also being distant 303.00 feet Southeasterly as measured at right angles to the Northwesterly line at said Lot and distant 287.00 feet Southwesterly as measured at right angles to the Northeasterly line of said Lot;

Thence South 54° 02' 50" West, 181.5 feet;

Thence North 32° 40' 40" West, 51.5 feet;

Thence North 62° 43' 50" West, 58.5 feet to THE END OF THIS CENTERLINE DESCRIPTION.

Parcel 2

A strip of land 10.00 feet wide over that portion of Lot 8 of Tract No. 2876 as shown by map on file in Book 51, Pages 74, 75, and 76 of Maps, Records of Riverside County, California, the centerline of said strip being described as follows:

Beginning at Point "A" described hereinabove;

Thence North 54° 02' 50" East, 37.00 feet;

Thence North 5° 19' 30" East, 124.00 feet to THE END OF THIS CENTERLINE DESCRIPTION.

EXCEPT therefrom that portion contained in Parcel 1 hereinabove described.

Parcel 3

That portion of Lot 8 of Tract No. 2876 as shown by map on file in Book 51, Pages 74, 75, and 76 of Maps, Records of Riverside County, California, described as follows:

Commencing at Point "A" described hereinabove;

Thence South 54° 02' 50" West, 10.00 feet;

Thence South 35° 57' 10" East, 7.50 feet to the TRUE POINT OF BEGINNING;

Thence North 54° 02' 50" East, 20.00 feet;

Thence North 35° 57' 10" West, 15.00 feet;

Thence South 54° 02' 50" West, 20.00 feet;

Thence South 35° 57' 10" East, 15.00 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom that portion contained in Parcels 1 and 2 described hereinabove.

DESCRIPTION APPROVAL

by *[Signature]* 12/2/61 by *[Signature]*  
Surveyor

6391

2535

Parcel 4

That portion of Lot 8 of Tract No. 2876 as shown by map on file in Book 51, Pages 74, 75, and 76 of Maps, Records of Riverside County, California, described as follows:

Commencing at Point "A" described hereinabove;  
Thence North 54° 02' 50" East, 37.00 feet;  
Thence North 5° 19' 30" East, 124.00 feet;  
Thence South 56° 00' 00" West, 8.00 feet to the TRUE POINT OF BEGINNING;  
Thence North 34° 00' 00" West, 10.00 feet;  
Thence North 56° 00' 00" East, 16.00 feet;  
Thence South 34° 00' 00" East, 20.00 feet;  
Thence South 56° 00' 00" West, 16.00 feet;  
Thence North 34° 00' 00" West, 10.00 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom that portion contained in Parcel 2 described hereinabove.

Parcel 5

That portion of Lot 8 of Tract No. 2876 as shown by map on file in Book 51, Pages 74, 75, and 76 of Maps, Records of Riverside County, California, described as follows:

Commencing at Point "A" described hereinabove;  
Thence South 54° 02' 50" West, 181.50 feet;  
Thence North 32° 40' 40" West, 51.50 feet;  
Thence North 62° 43' 50" West, 58.50 feet;  
Thence North 63° 23' 10" East, 8.00 feet to the TRUE POINT OF BEGINNING;  
Thence North 26° 36' 50" West, 22.00 feet;  
Thence South 63° 23' 10" West, 16.00 feet;  
Thence South 26° 36' 50" East, 30.00 feet;  
Thence North 63° 23' 10" East, 16.00 feet;  
Thence North 26° 36' 50" West, 8.00 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom that portion contained in Parcel 1 described hereinabove.

DESCRIPTION APPROVAL

By *S. J. ...* 12/13/61 by *BB.*  
Surveyor

6391

2613

over and along said real property, and to deposit tools, implements and other material thereon by said party of the second part, its officers, agents and employees and by persons under contract with it and their officers, agents and employees, whenever and wherever necessary for the purpose of constructing, reconstructing, maintaining, operating, inspecting, repairing, replacing, and removing said public utilities facilities

Provided, however, that the grantor reserves the right to use and enjoy the land over which said easement and right of way is granted, for any purpose and in any manner which does not interfere with or impair the right of the grantee to use the said easement and right of way.

IN WITNESS WHEREOF the said party of the first part has hereunto executed the within instrument the day and year first above written.

AUTO CENTER MALL, INC.  
a California corporation

BY *Edna MacRae* Pres.  
BY *Charles W. Stitt* Sec.  
BY \_\_\_\_\_

*no consideration paid.*  
*Wm Rice 7/1/68*



1-3497

6391

Microfilm recording from 4-1-65. Book and page  
no longer assigned. Identify by account number  
and year of filing.

**RECEIVED FOR RECORD**  
**JAN 12 1968**

55 Min. Past 1 o'clock P M  
At Request of  
**CITY OF RIVERSIDE**  
Recorded in Official Records  
of Riverside County, California

*W. D. Dalglish*  
Recorder  
FEE \$ 10.00

INDEXED