

RECORDING REQUESTED BY

CITY OF REDLANDS  
AND WHEN RECORDED MAIL DOCUMENT TO:

NAME CITY CLERK  
CITY OF REDLANDS  
STREET P.O. BOX 3005  
ADDRESS REDLANDS, CA 92373  
CITY, STATE &  
ZIP CODE

Electronically Recorded in Official Records, County of San Bernardino

12/14/2016  
08:26 AM  
BS



BOB DUTTON  
ASSESSOR - RECORDER - CLERK  
367 City of Redlands Clerk

Doc #: 2016-0545478



Titles: 1 Pages: 7

Fees .00

Taxes .00

Other .00

PAID .00

FEES NOT REQUIRED  
PER GOVERNMENT CODE  
SECTION 6103

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT OF SIDEWALK EASEMENT

Title of Document

THIS AREA FOR  
RECORDER'S  
USE ONLY

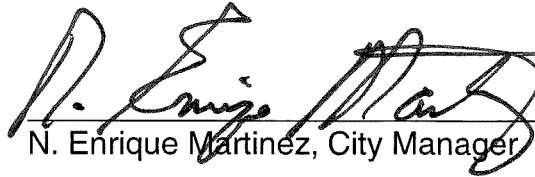
THIS COVER SHEET ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(\$3.00 Additional Recording Fee Applies)

## CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the deed or grant dated, November 9, 2016, by REDCOLIND, LLC, is hereby accepted by the undersigned officer or agent on behalf of the City Council of the City of Redlands pursuant to the authority conferred by Resolution No. 6756 of the City Council of the City of Redlands adopted on September 3, 2008, and the grantee consents to recordation thereof by its duly authorized officer.

DATED: December 13, 2016

BY:

  
N. Enrique Martinez, City Manager

ATTEST:

  
Sam Irwin, City Clerk

**RECORDING REQUESTED BY:**  
MUNICIPAL UTILITIES & ENGINEERING  
DEPARTMENT  
CITY OF REDLANDS

**WHEN RECORDED, RETURN TO:**  
CITY CLERK'S OFFICE  
CITY OF REDLANDS  
P. O. BOX 3005  
REDLANDS CA 92373

(THIS SPACE FOR RECORDER'S USE ONLY)

APN: 0169-401-03-0-000

## **GRANT OF SIDEWALK EASEMENT**

This Grant of Sidewalk Easement is entered into by and between

REDCOLIND, LLC

and the City of Redlands, a Municipal Corporation (herein "City") duly organized in accordance with the laws of the State of California.

For valuable consideration, receipt of which is hereby acknowledged

REDCOLIND, LLC

hereby grants to the City of Redlands an irrevocable roadway easement over that certain real property ("Easement Area"), described on Exhibit "A" and shown on Exhibit "B" attached hereto, for the following purposes:

A. Right-of-way at any time, or from time to time, to construct, maintain, operate replace, and renew the sidewalk described on Exhibit "A" and shown on Exhibit "B", and appurtenant structures in, upon and across said Easement Area or any part thereof; and

B. Ingress and egress over the Easement Area for vehicular or pedestrian traffic.

Executed on 11/30/2016, 2016

By: 

Tran Lee, Manager, REDCOLIND, LLC

# California All-Purpose Certificate of Acknowledgment

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 Los Angeles

S.S.

On 11-30-16 before me, Sybil Janella Abrams, Notary Public  
Name of Notary Public, Title

personally appeared Tran Lee  
Name of Signer (1)

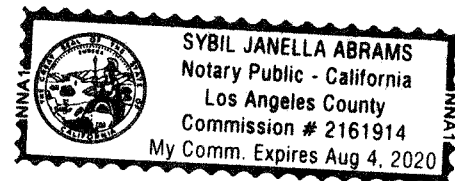
Name of Signer (2)

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.

Sybil J. Abrams  
Signature of Notary Public



Seal

## OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

## Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Grant of Sidewalk Easement containing 4 pages, and dated 11-30-16.

The signer(s) capacity or authority is/are as:

- ☐ Individual(s)  
☐ Attorney-in-fact  
☐ Corporate Officer(s) \_\_\_\_\_  
Title(s)

- ☐ Guardian/Conservator  
☐ Partner - Limited/General  
☐ Trustee(s)  
☐ Other: \_\_\_\_\_

representing: \_\_\_\_\_  
Name(s) of Person(s) Entity(ies) Signer is Representing

## Additional Information

### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- ☒ form(s) of identification ☐ credible witness(es)

Notarial event is detailed in notary journal on:

Page # 81 Entry # 6

Notary contact: Sybil Janella Abrams

Other

- ☐ Additional Signer ☒ Signer(s) Thumbprints(s)  
☐ \_\_\_\_\_

**EXHIBIT "A"**  
**LEGAL DESCRIPTION FOR EASEMENT**  
**FOR ADA SIDEWALK INSTALLATION**  
**FOR PUBLIC ACCESS**

**IN THE CITY OF REDLANDS,**  
**COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA**

BEING PORTIONS OF LOT 4 OF TRACT 11451, IN THE CITY OF REDLANDS, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 153, PAGES 62-65 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS;

**PARCEL 1**

BEGINNING AT THE EASTERLY TERMINUS OF THE SOUTHERLY LOT LINE OF SAID LOT 4, BEARING NORTH 89° 34' 16" EAST AND HAVING A LENGTH OF 100.25 FEET, SAID POINT ALSO BEING THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 17.00 FEET; THENCE ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 82° 36' 48" AND ARC DISTANCE OF 24.51 FEET, SAID CURVE ALSO BEING THE SOUTHEASTERLY LINE OF SAID LOT 4, TO THE **TRUE POINT OF BEGINNING**; A RADIAL LINE TO SAID POINT BEARS NORTH 83° 02' 22" WEST; THENCE CONTINUING ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07° 23' 22" AN ARC DISTANCE OF 2.20 FEET; THENCE, CONTINUING ALONG THE EASTERLY LINE OF LOT 4, NORTH 00° 25' 44" WEST 34.56 FEET; THENCE, SOUTH 44° 34' 16" WEST, 5.66 FEET TO A LINE THAT IS PARALLEL TO AND 4 FEET WESTERLY OF THE EASTERLY LINE OF SAID LOT 4, THENCE SOUTH 00° 25' 44" EAST, PARALLEL TO THE EASTERLY LINE OF SAID LOT 4, 28.89 FEET; THENCE, SOUTH 45° 25' 44" EAST, 5.46 FEET TO THE **TRUE POINT OF BEGINNING**.

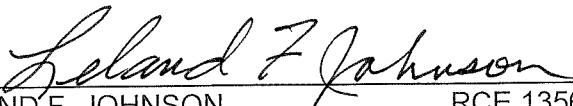
SAID PARCEL CONTAINING 131.43 SQ. FT.; OR 0.003 ACRES MORE OR LESS

**PARCEL 2**

BEGINNING AT THE EASTERLY TERMINUS OF THE SOUTHERLY LOT LINE OF SAID LOT 4, BEARING NORTH 89° 34' 16" EAST AND HAVING A LENGTH OF 100.25 FEET, SAID POINT ALSO BEING THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 17.00 FEET; THENCE ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90° 00' 00" AND ARC DISTANCE OF 26.71 FEET, SAID CURVE ALSO BEING THE SOUTHEASTERLY LINE OF SAID LOT 4; THENCE, CONTINUING ALONG THE EASTERLY LINE OF LOT 4, NORTH 00° 25' 44" WEST 92.46 FEET; **TO THE TRUE POINT OF BEGINNING**; THENCE, CONTINUING ALONG THE EASTERLY LINE OF LOT 4, NORTH 00° 25' 44" WEST 52.08 FEET; THENCE, SOUTH 44° 34' 16" WEST, 5.57 FEET TO A LINE THAT IS PARALLEL TO AND 4 FEET WESTERLY OF THE EASTERLY LINE OF SAID LOT 4, THENCE SOUTH 00° 25' 44" EAST, PARALLEL TO THE EASTERLY LINE OF SAID LOT 4, 44.08 FEET; THENCE, SOUTH 45° 25' 44" EAST, 5.66 FEET; TO THE **TRUE POINT OF BEGINNING**.

SAID PARCEL CONTAINING 192.31 SQ. FT.; OR 0.0044 ACRES MORE OR LESS

PREPARED UNDER MY SUPERVISION:

  
LELAND F. JOHNSON RCE 13560  
EXPIRES: MARCH 31, 2017



**NOTE:** THE DIMENSIONS SHOWN ON THE ACCOMPANYING PLAT ARE BASED ON RECORD DATA PER TRACT 11451 M.B. 153, PAGES 62-65.

**BASIS OF BEARING:** THE BEARING OF NORTH  $00^{\circ} 25' 44''$  WEST AS SHOWN ON THE WESTERLY LINE OF INDUSTRIAL PARK AVENUE AS SHOWN ON TRACT MAP 11451, M.B.153 PAGES 462-65 WAS USED AS THE BASIS OF BEARINGS.

DATE PREPARED: 8-4-16