

CONTROL NO.
26507

ROLL NO. 83
FRAME NO. →
DATE 04-18-83

125

FORM BW 40 REV. 1M 1-45

RIGHT-OF-WAY EASEMENT

THE UNDERSIGNED,

LLOY DALCAND and CAROLINA DALCAND, husband and wife, and

RAY BARRILE and DOMENIDA BARRILE, husband and wife,

for and in consideration of the sum of Ten Dollars (\$10.00), lawful money of the United States, paid by SOUTHERN CALIFORNIA EDISON COMPANY LTD., a Corporation, receipt whereof is hereby acknowledged, hereby grants, bargains, sells and conveys unto said SOUTHERN CALIFORNIA EDISON COMPANY LTD., a Corporation, (its successors and assigns, those permanent and exclusive easements and rights of way to construct, reconstruct, maintain, operate, enlarge, improve, remove, repair and renew an electric transmission line consisting of a line of steel towers, wires, cables and other structures, including ground wires, both overhead and underground, and communication circuits with necessary and convenient foundations, insulators and cross-arms placed on said towers, and other appurtenances connected therewith, convenient and necessary for the construction, maintenance, operation, regulation, control and grounding of electric transmission lines for the purpose of transmitting, distributing, regulating, using and controlling electric energy; together with the right and easement for roads, ingress, egress and other convenient purposes needed or desired at any time by the grantee, and the right and easement to construct, reconstruct, maintain and operate the same, and the right to clear and keep clear said easements and the real property affected thereby, free from explosives, buildings, structures, trees, brush and inflammable materials, for the protection from fire and other hazards; in, under, upon, over and across a strip of land _____ 150 _____ feet wide upon the following described lands and premises, situated in the County of San Bernardino _____, State of California _____, to-wit:

Lots 21, 50, 51 and 52 in Tract No. 2152, as per map recorded in Book 31, pages 89 and 91, of Maps, records of said County of San Bernardino.

SAN BERNARDINO

RECORDED

INST. 33 DATE 19 Dec 1945
BOOK 1859 PAGE 46

Said strip of land is described as follows:

O.R. DEEDS M.R.

That portion of a strip of land, 150 feet wide, within the above described land of the Grantor, the center line of said strip of land being described as follows:

Beginning at a point in the North line of the Southeast one-quarter of Section 34, 1a Township 1 South, Range 6 West, S.B. & M., which point is North 89° 55' 38" West, 999.44 feet, measured along said North line, from a one-inch iron pipe set for the East one-quarter corner of said Section 34, said point of beginning being also South 89° 55' 38" East, 1627.09 feet, more or less, measured along said North line, from a one and one-half inch iron pipe set for the center of said Section 34; thence from said point of beginning South 43° 48' 23" West, 13668.03 feet, more or less, to a point in the South line of said Tract No. 2152, said South line being also the South line of said Section 34, which point is South 89° 42' 47" East, 605.39 feet, measured along said South line, from a one and one-half inch iron pipe set for the intersection of said South line with the center line of Fontana Avenue, as said Fontana Avenue is shown, 50 feet wide, on map of said Tract No. 2152.

The Northwesterly boundary line of said strip of land to be extended Southwesterly so as to terminate in said South line of Tract No. 2152.

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Grantee shall have the right to use existing roads and make such additions thereto, on the lands of the Grantor, as shall be convenient and necessary to the Grantee's use of said Right of Way.

Together with all necessary and convenient means of ingress and egress to and from said above described right of way strip, for the uses and purposes and the exercising of the rights herein granted. Said right of entry may be exercised by trucks, automobiles or other vehicles or by foot, as may suit the convenience of said grantee, its successors or assigns.

The Grantors reserve the rights for water pipe lines and roads under and across the land described in this easement provided these rights do not interfere with operation and maintenance of the transmission lines of the Grantee.

Grantee shall have the right to install and to use gates in any fences which are now or may be hereafter constructed on said lands of the grantor, for the purpose of permitting convenient entry to said right of way strip. Any gates which are installed by Grantee on said lands shall be locked with grantee's locks, and also, if the grantor so desires, may be locked with the grantor's locks, in such a manner that either can lock or unlock the gates. Any gates which are installed and locked by the grantor and used by the grantee shall be locked also by the grantee's locks so that either can lock or unlock the gates.

Grantee shall have the right to make such surface cuts within said right of way strip as may be necessary to maintain the clearance from conductors to the surface of the ground that may be required by the orders of the State Railroad Commission, or other Governmental body having jurisdiction thereof, or as may be necessary for the economical construction, maintenance and operation of said transmission line.

The grantor, his heirs, successors or assigns, shall have the right to cultivate the land within the right of way strip for any and all crops which may be grown thereon, without interference with the rights herein granted to the grantee, its successors or assigns, provided that said grantor, his heirs, successors or assigns, in the use of said land, shall not permit or allow any accumulation of explosive or inflammable materials within the said right of way strip or so near thereto as to constitute, in the opinion of the grantee, its successors or assigns, a menace or danger to said transmission lines. In case the grantor, his heirs or assigns, shall grow orchard or other trees within the limits of said right of way strip, they shall not permit the same to attain a height in excess of 30 feet above the surface of the ground, and in case any such trees shall grow taller than said height, then the grantee, its successors or assigns, shall have the right to trim the same in order to maintain said height as a maximum.

The Grantor grants to the Grantee, its successors and assigns, the right to trim or top and to keep trimmed or topped any and all trees on the lands of the Grantor adjacent to said right of way strip for a distance of 75 feet from the exterior lines of the right of way strip, to such heights as in the judgment of the Grantee, its successors and assigns, shall be reasonably necessary for the proper construction, operation and maintenance of said electric lines, but at no point outside the right of way strip to a height less than 50 feet.

It is understood and agreed that the grant of this easement does not convey to the Grantee any right, title or interest in any oil, gas or hydrocarbon substances or minerals within the limits of the right of way or otherwise, but that the Grantor, in prospecting for or developing oil, gas, hydrocarbon substances or minerals, will do so from adjacent land and in such a manner as not to interfere with the structures erected by the Grantee or with the operation of the transmission line of the Grantee.

It is further understood and agreed that no other easement or easements shall be granted on, under or over said strip of land by the grantor to any person, firm or corporation without the previous written consent of said grantee.

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TO HAVE AND TO HOLD the above mentioned easements and rights unto SOUTHERN CALIFORNIA EDISON COMPANY LTD., its successors and assigns forever.

IN WITNESS WHEREOF, we have hereunto set our hand this 28th

day of October, 1945

WITNESS:

Olga Grassi

San Barrile
Domenico Barrile
Luis Dalcamo
Carolina Dalcamo

STATE OF California }
COUNTY OF San Bernardino }

On this 28th day of October, 1945, before me, Ruth M. Frankish, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared San Barrile, Domenico Barrile, Luis Dalcamo and Carolina Dalcamo

known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in said County, the day and year in this certificate first above written.

Ruth M. Frankish

My Commission Expires February 5, 1949

Notary Public in and for the County of San Bernardino State of California

STATE OF CALIFORNIA, }
COUNTY OF California }

On this 28th day of October, 1945, in the year one thousand, nine hundred and forty-five A.D., before me, Ruth M. Frankish, a Notary Public in

and for said County, personally appeared Olga Grassi, personally known to me to be the same person whose name is subscribed to the within instrument as a subscribing witness thereto, who, being by me duly sworn, deposed and said that she resides in the County of San Bernardino, State of California, that she was present and saw San Barrile, Domenico Barrile, Luis Dalcamo and Carolina Dalcamo, personally known to her to be the same persons described in and whose names are subscribed to the within instrument as a party thereto, sign, execute and deliver the same; and that they acknowledged to said affiant that they executed the same; and that she, the affiant, then and there subscribed her name to said instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in said County, the day and year in this certificate first above written.

Ruth M. Frankish

My Commission Expires February 5, 1949

Notary Public in and for the County of San Bernardino State of California



CONTROL NO.
26507

ROLL NO. B3

FRAME NO. →

DATE 04-18-83

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Escrow No. YO-8495-A

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Return to Bank of America NT & SA
Ontario Branch
ONTARIO, California

RECORDED AT REQUEST OF
SECURITY TITLE INS. & GUARANTEE CO.

DEC 10 1945

11-9 A.M.
to Book 1859 Official
Page 48 Records
SAN BEBENO COUNTY, CALIF.

Ted K. Harbinger
Deputy

By *[Signature]* Deputy
I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL RECORD AS FILED IN THE PUBLIC RECORDS OF SAN BEBENO COUNTY, CALIFORNIA.

[Signature]
K. WRIGHT

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