

RECORDING REQUESTED BY:  
Refugio Mendoza

MAIL TAX STATEMENTS AND  
WHEN RECORDED MAIL TO:  
CITY CLERK  
CITY OF RIVERSIDE  
CITY HALL, 3900 MAIN STREET  
RIVERSIDE, CA 92522

Order No.:

Escrow No.:

APN: 150-231-009-9

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

## COVENANT AND AGREEMENT

THIS COVENANT AND AGREEMENT is made and entered into this 23<sup>rd</sup> day of MAY, 2019 by Cecilio Garcia, a Married Man as his Sole and Separate Property ("Declarant"), with reference to the following facts:

A: Declarant is the fee owner of the real property (the "Property") situated in the City of riverside, County of Riverside, State of California, described as follows:

SEE ATTACHED EXHIBIT "A"

T NO. 33925

B: The property, known as APN: 150-231-009-9 Lot 5

C: As a Condition of issuance the City of Riverside ("City") is requiring the Declarant to execute and record this Covenant and Agreement, which places restrictions on the use of property.

D: Animal keeping shall be prohibited on Lot 5.

The terms of this Covenant may be enforced by the City, its successors or assigns. Should the City bring action to enforce the terms of this Covenant, the prevailing party shall be entitled to reasonable attorney's fees, expert witness fees, and reasonable costs of suit.

This Covenant shall run with the land and each and all of its terms shall be binding upon Declarant, his heirs, successors and assigns, and shall continue in effect until such time as released by the Director of the Community & Economic Development of the City of Riverside, California, by a writing duly recorded.

IN WITNESS WHEREOF, Declarant has caused this Covenant and Agreement to be executed as of the day and year first written above.

DECLARANT

Cecilio Garcia  
CECILIO GARCIA

APPROVED AS TO FORM:

Kristi J. Smith  
Kristi J. Smith  
Chief Assistant City Attorney

APPROVED AS TO CONTENT:

Suhaim Bawany  
Suhaim Bawany  
Planning Division

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

)  
) SS.  
)

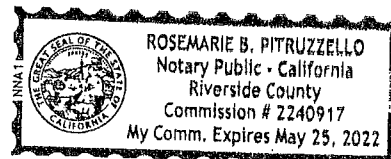
COUNTY OF RIVERSIDE

On 5-23-2019 before me, Rosemarie B. Pitruzzello, Notary Public, personally appeared CECILIO GARCIA 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 Rosemarie B. Pitruzzello




**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Project: P16-0119,  
Tract Map 33925,  
A.P.N. 150-231-009 & 150-231-016

That certain real property located in the City of Riverside, County of Riverside, State of California,  
described as follows:

Lot 5 of Tract Map 33925, as shown by map on file in Book \_\_\_\_\_, Pages \_\_\_\_\_ through \_\_\_\_\_ of  
Maps, Records of Riverside County, California.

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

 5/16/19 Prep. DBW  
Curtis C. Stephens, L.S. 7519                      Date

