

ORDINANCE NO. 790-A

Unanimously introduced by all Commissioners.

AN ORDINANCE AUTHORIZING AN EXCHANGE OF REAL PROPERTIES BETWEEN THE CITY OF WARRENTON, A MUNICIPAL CORPORATION OF THE STATE OF OREGON, and LESLIE W. NEWTON AND RUTH M. NEWTON, HUSBAND AND WIFE,

WHEREAS, the City of Warrenton is the owner of real property as more particularly described in Exhibit "A" attached hereto and incorporated herein as if set forth in full, and

WHEREAS, Leslie W. Newton and Ruth M. Newton, husband and wife, are the owners of real property, more particularly described in Exhibit "B" attached hereto and incorporated herein as if set forth in full, and

WHEREAS, the parties are contiguous property owners and it has been determined that it is in their mutual interests to exchange properties, and

WHEREAS, this exchange is in compliance with ORS 271 in that the land the City of Warrenton is relinquishing is equal in value to the land the City of Warrenton is receiving, plus the sum of \$1,000 cash paid to the city, and

WHEREAS, the City Commission of the City of Warrenton has determined that there is no possible public need for the property described in Exhibit A and that there is no reason why this exchange should not be made, and notice having fixed the time for formal hearing on this exchange agreement at the hour of 8:00 o'clock P.M. on the 8th day of January, 1986, at the Warrenton City Hall, and

WHEREAS, due notice of the time and place of hearing was given by law required and as set out in the affidavit of Gilbert G. Gramson who posted the required notices and the affidavit of the Daily Astorian which performed the newspaper publication, which is also filed herein, and

WHEREAS, a formal hearing was held at the appointed time and place and there were no objections to the transfer and it appeared that notice had been duly given and that there was no public need for the property and that the city was receiving equal value in property and cash for the property it was exchanging, and the matter having been determined in favor of the exchange by the City of Warrenton and its Commission,

NOW, THEREFORE, THE CITY OF WARRENTON DOES ORDAIN AS FOLLOWS:

Section 1: The City of Warrenton will exchange the property described in Exhibit "A" attached hereto, for that parcel belonging currently to Leslie W. Newton and Ruth M. Newton, husband and wife, described in Exhibit "B" attached hereto, and the sum of \$1,000, and the exchange has been and the same is hereby approved.

Vice-Chairman
Section 2: The ~~Mayor~~ of the City of Warrenton is authorized to execute all documents and deeds on behalf of the City to conclude said transaction on behalf of the Commission.

Passed by the City Commission of the City of Warrenton this 22nd day of January, 1986.

Examined by the Mayor of the City of Warrenton on this 22nd day of January, 1986.

Mark A. Bingham
Mayor Vice-Chairman

ATTEST:

Gilbert Bramson
Auditor and Police Judge

BARGAIN AND SALE DEED

THE CITY OF WARRENTON, a municipal corporation of the State of Oregon, Grantor, conveys to LESLIE W. NEWTON and RUTH M. NEWTON, husband and wife, Grantees, the following described real property:

A tract of land in the County of Clatsop, State of Oregon, described as follows:

Beginning at the Southeast corner of that tract of land conveyed to Georgiana Bowlby by deed recorded in Book 9, Page 178, Deed Records, Clatsop County, Oregon; said Southeast corner also being the Southeast corner of that tract of land described in Book 94, Page 349, Deed Records; thence North 01° 08' East (record deeds report bearing as North 01° 45' East) along the East boundary of said land conveyed to Georgiana Bowlby a distance of 700.0 feet to a 5/8" X 36" rebar; thence South 89° 38' 35" West 95.0 feet to a 5/8" X 36" rebar; thence South 01° 08' West 200.0 feet to a 5/8" X 36" rebar; thence continuing South 01° 08' West 250.0 feet to a 5/8" X 36" rebar; thence continuing South 01° 08' West 250.0 feet to a 5/8" X 36" rebar on the South boundary of that tract of land conveyed to Georgiana Bowlby; said South boundary also being the South boundary of that tract of land described in Book 94, Page 349, Deed Records; thence North 89° 38' 35" East (record deeds report bearing as East and West) along said South boundary 95.0 feet to the point of beginning. The above described tract of land contains 1.53 acres, more or less.

Recorded by TUCOR
TITLE INS. CO. 4-62593-7

This instrument does not guarantee that any particular use may be made of the property described in this instrument. Grantee should check with the appropriate city or county planning department to verify approved uses.

The true consideration for this conveyance is exchange of land plus receipt of \$1,000.00.

Dated this 23rd day of January, 1986.

IN WITNESS WHEREOF, the City of Warrenton, an Oregon municipal corporation, has caused these presents to be executed by its Mayor pursuant to an Ordinance duly and regularly adopted on the 22nd day of January, 1986, by the City Commissioners of the City of Warrenton, and that affixed hereto is the City Seal of the City of Warrenton this 22nd day of January, 1986.

CITY OF WARRENTON,
an Oregon Municipal Corporation

SEAL

By Mark F. Bingham
~~Mayor~~ Vice-Chairman



2000

STATE OF OREGON)
County of Clatsop) ss.

Max F. Bingaman

On this 23RD day of January, 1986, personally appeared ~~Leslie W. Newton~~, to be personally known, who being duly sworn, did say that he is the ~~Mayor~~ *Vice Chairman* of the City of Warrenton, a municipal corporation in Clatsop County, Oregon; that the seal affixed to the said instrument was signed and sealed on behalf of said municipality by authority of the City Commission of the City of Warrenton and the said ~~Mayor~~ *Vice Chairman* acknowledged said instrument to be the free act and deed of the City of Warrenton.

Before me: *Gilbert Gramson*
Notary Public for Oregon
My Commission expires: 7-14-86

BARGAIN AND SALE DEED
THE CITY OF WARRENTON
Grantor

to:
LESLIE W. NEWTON and RUTH M. NEWTON, H&W
Grantee

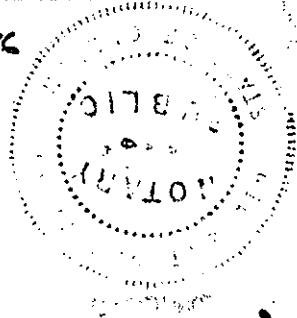
After recording, return to:
Harold A. Snow
PO Box 508, Astoria, Oregon 97103

Send Tax Statements to:
Leslie W. Newton and Ruth M. Newton,
775 S.W. 8th, Warrenton, OR 97146

I hereby certify that the within instrument was received for record and recorded in the County of Clatsop, State of Oregon

860957

FEB 10 4 13 PM '86



Book 651 Page 452
NORMA HUNSINGER, County Clerk
By *N. Hunsinger* Deputy

LESLIE W. NEWTON and RUTH M. NEWTON, husband and wife, Grantors, convey to CITY OF WARRENTON, a municipal orporation of the State of Oregon, Grantee, the following described real property:

The North 448.0 feet of the West half of the following described tract of land in the County of Clatsop, State of Oregon:

Beginning at the Southwest corner of land bought by Pat O'Hara from D.K. Warren and wife by deed dated March 8, 1884, recorded in Book 9, Page 599, Record of Deeds, Clatsop County, Oregon; thence East 18 rods; thence North 72 rods; thence West 18 rods; thence South 72 rods to the place of beginning. The North 448.0 feet of the West half of the above described tract of land contains 1.53 acres, more or less.

Reserving and excepting therefrom, however, all of the mineral rights in the property for Grantors, their heirs, executors and assigns. This reservation being understood to include by its terms, oil, gas and any other minerals on, in or under the property conveyed and the right to enter, explore for and extract the same.

This instrument does not guarantee that any particular use may be made of the property described in this instrument. Grantee should check with the appropriate city or county planning department to verify approved uses.

The true consideration for this conveyance is exchange of land plus payment of \$1,000.00.

Dated this 23RD day of January, 1986.

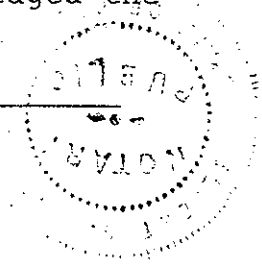
Leslie W. Newton
Ruth M. Newton

STATE OF OREGON)
County of Clatsop) ss.

On this 23RD day of January, 1986, personally appeared Leslie W. Newton and Ruth M. Newton, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Silbert Hanson
Notary Public for Oregon
My Commission expires: 7-14-86



BARGAIN AND SALE DEED
LESLIE W. NEWTON AND RUTH M. NEWTON, H&W
Grantors

to:
CITY OF WARRENTON, a municipal corporation
of the State of Oregon
Grantee

After recording, return to:
Harold A. Snow
PO Box 508
Astoria, Oregon 97103

Send Tax Statements to:
City of Warrenton
PO Box 250
Warrenton, Oregon 97146

I hereby certify that the within instrument was received for record and recorded in the County of Clatsop, State of Oregon

860956

FEB 10 4 13 PM '86



Book 651 Page 451
NORMA HVNSINGER, County Clerk
BY [Signature] Deputy

Fees \$6-10

Recorded by TIGOR
TITLE INS. CO. 4-62593-7