

BARGAIN AND SALE DEED



KNOW ALL MEN BY THESE PRESENTS, That MARY CHERYL CARLSON

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
CITY OF NEWBERG

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the
tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County
of YAMHILL, State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A"

* THIS DEED IS TO DEDICATE THIS PARCEL OF LAND TO THE CITY OF NEWBERG
FOR STREET RIGHT OF WAY.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ -0- *

①However, the actual consideration consists of or includes other property or value given or promised which is
the whole consideration (indicate which). ① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical
changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 16th day of JUNE, 19 95;
if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly author-
ized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS
INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS.
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE
TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY
PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY
LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN
ORS 30.930.

Mary Cheryl Carlson
MARY CHERYL CARLSON

STATE OF OREGON, County of YAMHILL ss.

This instrument was acknowledged before me on JUNE 16, 19 95,
by MARY CHERYL CARLSON

This instrument was acknowledged before me on _____, 19____,
by _____
as _____



Tracy L. Beck
Notary Public for Oregon
My commission expires 8-21-98

STATE OF OREGON,

Recorded in Official Yamhill County Records
CHARLES STERN, COUNTY CLERK

40.00

199507820 2:45pm 06/23/95

001 015677 12 03 000201

1 0 D08 2 10.00 10.00 20.00 0.00 0.00 0.00

Record of Deeds of said County.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

CARLSON

1907 N. MAIN ST.

NEWBERG, OR 97132

Grantor's Name and Address

CITY OF NEWBERG

CITY HALL

NEWBERG, OR 97132

Grantee's Name and Address

After recording return to (Name, Address, Zip):

CITY OF NEWBERG

CITY HALL

NEWBERG, OR 97132

Until requested otherwise send all tax statements to (Name, Address, Zip):

same as above

EXHIBIT A

LEGAL DESCRIPTION

PARCEL I: All that portion of the William Jones Donation Land Claim 38, in Section 18, Township 3 South, Range 2 West of the Willamette Meridian, in the County of Yamhill and State of Oregon, being more particularly described as follows:

Beginning at a point on the East line of said Jones Donation Land Claim, 335 feet North of the Southeast corner of that certain tract of land conveyed to Eugene E. Brown, by Deed Recorded in Book 046, Page 0630, Deed Records of Yamhill County, Oregon, said point of beginning also being the Southeast corner of that certain tract of land conveyed to Albert Stuber, by Deed Recorded December 8, 1948, in Book 151, Page 0464, Deed Records of Yamhill County, Oregon; thence South along said East line of said Jones Donation Land Claim 100 feet to a point; thence West parallel with the South line of said Stuber tract, 311.85 feet to a point; thence North 0°51' East 100 feet to the Southwest corner of that certain tract of land conveyed to Clifford Earl Burkett, by Deed Recorded March 3, 1947, in Book 141, Page 0189, Deed Records of Yamhill County, Oregon; thence East along the South line of said Burkett tract and along the South line of said Stuber tract, 311.85 feet to the point of beginning.

PARCEL II: A tract of land in Section 18, Township 3 South, Range 2 West of the Willamette Meridian, in the County of Yamhill and State of Oregon, described as follows:

Beginning at a point in the East line of that certain tract of land conveyed to Eugene E. Brown in Deed Recorded in Book 046, Page 06230, Deed Records of Yamhill County, Oregon that point is North 0°51' East 220.00 feet from the Southeast corner of said Brown tract; thence North 89°32' West 211.85 feet to the East line of that certain tract of land conveyed to Gilman by Deed Recorded in Volume 004, Page 0552, Deed Records of Yamhill County, Oregon; thence North 0°51' East 15.00 feet to the Northeast corner of said Gilman tract and the South line of that certain tract of land conveyed to Hawkins by Deed Recorded in Book 176, Page 0278, Deed Records of Yamhill County, Oregon; thence South 89°32' East along said South line 211.85 feet to the Southeast corner of said Hawkins tract; thence South 0°51' West 15.00 feet to the point of beginning.