

NOTE FROM TABRINA

TO:

Peggy

DATE:

6/13/96

☒ For your information		Please note and return
☐ For your signature		For your files
☐ Please take action		Would like to see you

REMARKS:

*original
for your
files*

ELECTRIC POWER LINE EASEMENT

In consideration of the receipt of one and no/100 dollars (\$1.00), City of Newberg ("Grantors") hereby convey to PORTLAND GENERAL ELECTRIC COMPANY ("PGE"), an Oregon corporation, a perpetual easement over, under, upon and across the following described property (the "Property"), situated in Yamhill County, State of Oregon, being a strip of land Twelve (12) feet in width, extending Six (6) feet on each side of a center line, more particularly described as follows:

Situated in the West half of Section 29, Township 3 South, Range 2 West, Willamette Meridian;

Beginning at a point which bears South 81°52'39" East 1256.75 feet from the Northwest corner of said Section 29; thence along said centerline North 23°51'39" East 495.75 feet; thence along the arc of a 512.52 foot curve to the right, having a central angle of 22°04'52", a distance of 197.52 feet; thence North 45°56'31" East 408.7 feet to the terminus of said centerline.

Excepting therefrom those portions outside of the grantors interest.

The above described centerline is shown on P.G.E. Drawing E-9265, attached hereto which by reference thereto is made a part hereof.

TERMS, CONDITIONS, AND COVENANTS

1. This easement shall be for the right to enter upon the Property and to erect, maintain, repair, rebuild, operate and patrol electric power lines and appurtenant signal or communication lines, and all uses directly or indirectly necessary thereto. Such uses shall include the necessary erection of poles, towers, wires, cables, guys, supports and appurtenances and the protection thereof from fire and other hazards. Such uses shall also include keeping the Property free from structures, equipment, trees, vines, brush and any and all other obstructions of any kind.
2. PGE shall have the present right to top, limb or fell trees located on land owned by Grantors adjacent to the Property if PGE determines that such trees represent a danger to the use of this easement.
3. Grantors shall have the right to use the Property for all purposes not inconsistent with the uses and purposes of this easement, except Grantors shall not build or erect any structure or improvement upon, over or under the Property without the prior written consent of PGE.
4. The Grantors warrant that they have marketable title to the Property and that PGE may peaceably enjoy the rights and benefits of this easement.
5. If PGE shall fail to use this easement for a continuous period of five years after the installation of electric power lines, then this easement shall terminate and all rights granted hereunder shall revert to the Grantors.
6. As used herein, the singular shall include the plural and vice versa.
7. This easement inures to the benefit of and binds the parties hereto, their heirs, devisees, administrators, executors, successors and assigns.

IN WITNESS WHEREOF, the Grantors have executed this easement this 31st day of May, 1996.

NORTHWEST TITLE COMPANY - C

Recorded in Yamhill County, Oregon
CHARLES STERN, COUNTY CLERK



199609180 4:37pm 06/10/96

001 031044 09 05 000200
1 0 D13 2 10.00 10.00 0.00 0.00 0.00 0.00

Duane R. Cole (SEAL)
Grantor

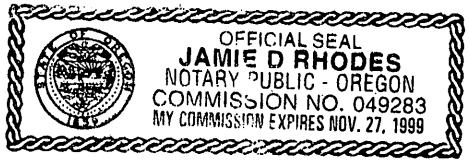
____ (SEAL)
Grantor

____ (SEAL)
Grantor

____ (SEAL)
Grantor

STATE OF OREGON)
County of Yamhill) ss.

On the 31 Day of May, 1996, the above-named Duane R. Cole, an authorized agent for the City of Newberg personally appeared before me and acknowledged the foregoing instrument to be their voluntary act and deed.

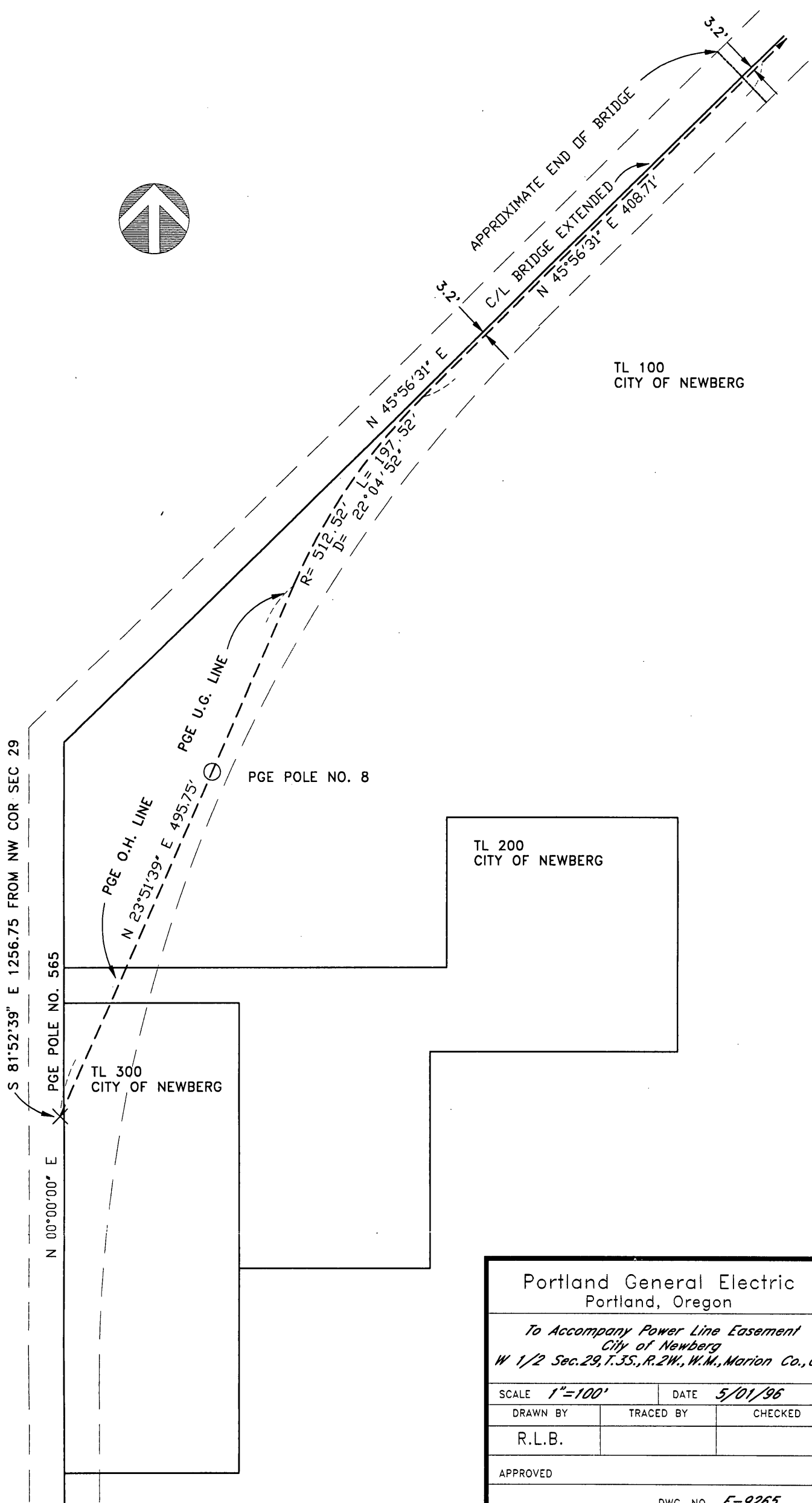


Jamie D. Rhodes
Notary Public for Oregon
My Commission Expires: November 27, 1999

After Recording Return To: Portland General Electric Company
Attn Property Services
121 SW Salmon St, 3WTCPL02
Portland OR 97204

Job # S-5114 A

1/2



Portland General Electric Portland, Oregon		
To Accompany Power Line Easement City of Newberg W 1/2 Sec. 29, T. 3S., R. 2W., W.M., Marion Co., Or.		
SCALE 1"=100'	DATE 5/01/96	
DRAWN BY	TRACED BY	CHECKED
R.L.B.		
APPROVED		
DWG. NO. E-9265		