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KNOW ALL MEN BY THESE PRESENTS, that we (I) DONALD E. POLLOCK, hereinafter termed grantor, in consideration of the benefits to accrue to grantor from grant herein set forth, do hereby give, grant, dedicate and convey to the City of Sherwood and its assigns, a perpetual right-of-way and easement for a street and utility purposes on, over, across, under and within the following described parcel of real property situated in the City of Sherwood, Washington County, Oregon:

A three foot strip on the West side of Tax Lot 3200 (2S132CA) said three foot strip borders South Sherwood Blvd., in the County of Washington.

This conveyance is made and accepted on the express condition that if grantor's remainder lands at any further time within ten years of the date hereof are assessed for street improvements within the easement area, the grantors, their heirs, successors and assigns, shall be entitled to credit by way of set off for the then value, determined by the City, of the rights hereby conveyed in spreading the assessment against the remainder lands of grantor; provided that the then value of the rights hereby conveyed shall be included in that portion of the cost of the improvement project at that time assessed against the properties benefited by the improvement.

Grantor covenants with grantee, that he is the owner in fee simple of said property which is free of all encumbrances *except those of record* and will warrant and defend the easement rights herein granted from all lawful claims whatsoever.

No monetary consideration is being received by grantor for this easement.

TO HAVE AND TO HOLD the above described and granted premises unto the grantee and its assigns forever.

DATED the 11th day of December, 1979.

Donald E. Pollock
Donald E. Pollock

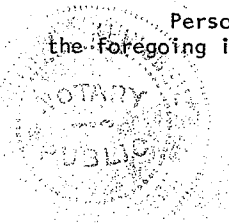
STATE OF OREGON)
 ss.
County of Multnomah)

December 11, 1979

Personally appeared the above named Donald E. Pollock who acknowledged the foregoing instrument to be his voluntary act.

Before me:

Richard H. Kingheil
Notary Public for Oregon
My Commission Expires: Sept 20, 1981



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[Faint, mostly illegible text, likely a deed or legal document]

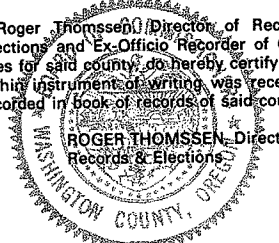
City of Sherwood
Box 167
Sherwood, Or.
97140

STATE OF OREGON
County of Washington

ss *deeds*

I, Roger Thomssen, Director of Records and Elections and Ex-Officio Recorder of Conveyances for said county, do hereby certify that the within instrument of writing was received and recorded in book of records of said county.

ROGER THOMSEN, Director of Records & Elections



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