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89-3551
Washington County

89-29808
Washington County

90 NW Park Street
Sherwood, Oregon 97140
625-5522 625-5523

CONSENT AND NONREMONSTRANCE COVENANT
For Public Improvements

The undersigned legal title holders of the hereinafter described real premises in the City of Sherwood, Washington County, Oregon, do hereby record the consent of each of the undersigned to the formation of an improvement assessment district by the City of Sherwood for the purpose of adding or improving curbs, sidewalks, and subsurface storm drainage systems required internal to the Fair Oaks PUD, and to any off-site storm drainage improvements to the Rock Creek System, and the undersigned expressly waive all present and future opposition or remonstrances against adding or improving curbs, sidewalks, and subsurface storm drainage systems required internal to the Fair Oaks PUD, and to any off-site storm drainage improvements to the Rock Creek System, and the assessments therefore whether now or in the future undertaken pursuant to Chapter 223 Oregon Revised Statutes.

This consent and waiver shall run with the title to said lands and be binding upon the undersigned and all successor owners for a period of fifteen (15) years from the date hereof with respect to the following described premises: Tax Lot 1400, Map 2S 1 33.

DATED this 29th day of June, 1989.

SHERWOOD DEVELOPMENT PARTNERSHIP

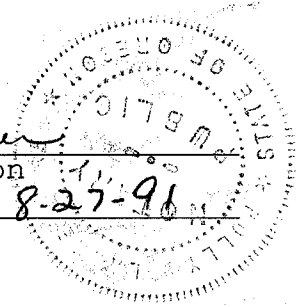
By: Sam Gotter, Jr.
Sam Gotter, Jr.
Title: General Partner

1-2 1-3

STATE OF OREGON,)
County of Washington.) ss.

On this 29th day of June, 1989, personally appeared Sam Gotter, Jr. who being duly sworn, did say that he is the General Partner of the above named Partnership, and that said instrument was signed and sealed in behalf of said Partnership by authority of its members; and they acknowledge said instrument to be its voluntary act and deed.

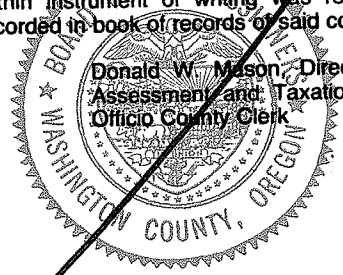
Polly Blankenbaker
Notary Public for Oregon
My commission expires 8-27-91



Return to: City of Sherwood
90 NW Park St.
Sherwood, Ore. 97140

STATE OF OREGON }
County of Washington } SS

I, Donald W. Mason, Director of Assessment and Taxation 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.



Donald W. Mason, Director of Assessment and Taxation, Ex-Officio County Clerk

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06/20/1989 02:10:26PM

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EXHIBIT A

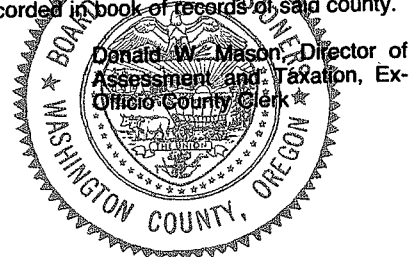
A tract of land in the Southwest one-quarter of the Northwest one-quarter of Section 33, Township 2 South, Range 1 West, of the Willamette Meridian, in Washington County, Oregon, described as follows:

Beginning at the southeast corner of the Southwest one-quarter of the Northwest one-quarter of said Section 33, said point being the southeast corner of that tract of land conveyed to LeRoy J. Moser, et ux, by deed recorded in Book 622, Page 150, Washington County Deed Records and also a point on the west line of that tract of land conveyed to Gordon H. Snyder, et ux, by deed recorded in Book 186, Page 275, Washington County Deed Records; thence North, along the east line of the Southwest one-quarter of the Northwest one-quarter of said Section 33 and the west line of said Snyder tract, 563.31 feet, to an angle corner therein; thence continuing along said Snyder westerly boundary North 33°30' West, 894.46 feet, to a point on the north line of the Southwest one-quarter of the Northwest one-quarter of said Section 33; thence along said north line and a westerly boundary of said Snyder tract 810.64 feet to a point in the center of Murdock Road (County Road 2257); thence South, along the center line of said road, 703.0 feet to an iron pipe at the northwest corner of the aforementioned Moser tract; thence following the north boundary of said Moser tract, said line being the center line of a 20 foot roadway, the following courses and distances: South 65°31' East, 155.3 feet; South 77°23' East, 129.5 feet; South 65°55' East, 441.5 feet; North 72°7' East, 272.5 feet; North 87°57' East, 225.0 feet; South 40°13' East, 104.4 feet; South 9°9' East, 65.0 feet and South 300.0 feet, more or less, to the point of beginning.

EXCEPTING therefrom such mineral lands other than iron or coal as reserved by the United States in Deed recorded July 16, 1891, in Book 32, Page 1.

STATE OF OREGON }
County of Washington } SS

I, Donald W. Mason, Director of Assessment and Taxation 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.



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