

SANITARY SEWER EASEMENT

DATED: August 22, 1995

SEND TAX STATEMENTS TO:

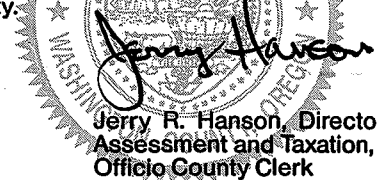
City of Sherwood  
90 N.W. Park  
Sherwood, OR 97140

AFTER RECORDING RETURN TO:

R. James Claus & Susan  
Lynne Claus, et al  
22211 SW PACIFIC HIGHWAY  
SHERWOOD, OR 97140

STATE OF OREGON }  
County of Washington } SS

I, Jerry R. Hanson, Director of Assessment and Taxation and Ex-Officio County Clerk for said county, do hereby certify that the within instrument of writing was received and recorded in book of records of said county.



Doc : 95062468  
Rect: 150159 48.00  
09/01/1995 04:29:54PM

BETWEEN:

City of Sherwood  
90 N.W. Park  
Sherwood, Oregon 97140

R. James Claus and  
Susan Lynne Claus, et al  
22211 SW PACIFIC HIGHWAY  
SHERWOOD, OR 97140

Grantor

Grantees

CONSIDERATION: The true and actual consideration is the purchase by Grantor of other property, the agreements related to said purchase, and benefits to Grantor and Grantees therefrom.

KNOW ALL MEN BY THESE PRESENTS that CITY OF SHERWOOD, OREGON, a municipal corporation, duly organized and existing under the laws of the State of Oregon, hereinafter termed "Grantor", for and in consideration of the purchase by Grantor of other property and the agreements related to said purchase, and the benefits accruing to Grantor and Grantees herefrom, does hereby grant, bargain, sell, and convey to MICHAEL NEY, JAMIE NEY, DOUGLAS MC CLURE, CHRISTINE MC CLURE, R. JAMES CLAUS and SUSAN LYNNE CLAUS, hereinafter collectively termed "Grantees", the following described interest in real property in the County of Washington, State of Oregon:

A PERMANENT EASEMENT for sanitary sewer purposes and purposes of construction and maintenance of a sanitary sewer line on, over, across, under, and through the following described parcel of real property:

20/9/95

Recorded By TICOR TITLE

892529

1-4

Being a 30 foot wide sanitary sewer easement located in the Northwest one-quarter of Section 32 and the northeast one-quarter of Section 31 of Township 2 South, Range 1 West of the Willamette Meridian, City of Sherwood, Washington County, Oregon, and being 15 feet on each side of the following described centerline:

Commencing from a 3-1/4" aluminum disk at the west one-quarter corner of said Section 32; thence North 00°46'22" West along the west line of said Section 32, 67.20 feet to a point; thence South 59°02'48" East 7.37 feet to a point in the west line of Parcel 1 of Partition Plat No. 1994-053 and the true point of beginning of the herein described centerline; thence North 59°02'48" West 97.37 feet to the terminus of said centerline. (see diagram attached as Exhibit A)

The rights and privileges are herein granted to the Grantees, their agents, employees, contractors, successors in interest, and assigns so as to enable the aforesaid parties the right of ingress and egress for the purpose of construction, maintenance, and repair of the said easement so long as the aforesaid Grantees fully repair and restore the said real property to the condition it was in prior to the construction/repair.

The Grantees hereby warrant that they have fee simple title and estate in the above-described land, that they have a full legal right to grant unto Grantor the easement right and privileges hereinabove set forth, and covenant that they will warrant and defend the easement rights herein granted from all unlawful claims whatsoever.

TO HAVE AND TO HOLD the above described and granted easement unto the Grantees and their assigns forever.

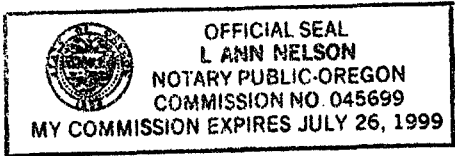
IN WITNESS WHEREOF, the Grantor has affixed its signature this 22ND day of August, 1995.

CITY OF SHERWOOD

BY: *Jimmy O'Leary*  
TITLE: CITY MANAGER

STATE OF OREGON            )  
                                  ) ss.  
County of Washington )

This instrument was acknowledged before me on August 22,  
1995, by Larry D Cole, as Manager  
of the City of Sherwood, Oregon.



L Ann Nelson  
Notary Public for Oregon  
My Commission Expires: \_\_\_\_\_

