

SIDEWALK EASEMENT

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 : 95071581
Rect: 151967 23.00
10/04/1995 02:18:35PM

15
g

KNOW ALL PERSONS BY THESE PRESENTS, that ~~Constarland Company Northwest~~ hereinafter referred to as Grantor, in consideration of the sum of \$0 (zero) and other good and valuable consideration to said Grantor in hand paid by the City of Sherwood, a Municipal Corporation and Political Subdivision of the State of Oregon, hereinafter referred to as Grantee, does hereby grant, bargain, sell and convey to the Grantee, its successors and assigns, a perpetual easement and right-of-way for the purpose of constructing, reconstructing, maintaining, repairing, and using the same for sidewalks, over, across, in and through, the real property located in the County of Washington, State of Oregon, and that is more particularly bounded and described as follows:

Exhibit "A" as attached hereto

To have and to hold the above granted and described premises unto the Grantee, its successors and assigns forever, for the uses and purposes above provided.

The Grantee shall have the right at any time hereafter to enter upon the above-described real property for the purposes hereinabove mentioned, and in connection therewith may remove any trees, shrubs or brush necessary or convenient to accomplish said purposes.

The Grantor, their heirs, successors, assigns or representatives shall not construct or maintain any building or other structures upon the above-described real property prior to written approval by the City as to conformance with City specifications regarding construction.

This instrument does not grant or convey to the Grantee, any right or title to the surface of the soil along the route of said sidewalk except for the purpose of laying down, inspection, maintaining, and replacing the same.

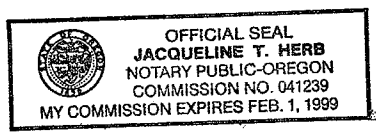
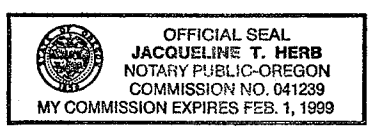
Grantee agrees to replace and restore as nearly as practical the surface of the soil of the property conveyed within a reasonable time after completing any task for which it enters upon same.

If Grantor is a corporation, by the signature of its authorized agent it signifies that the agent has been authorized by its Board of Directors to make this conveyance on behalf of the corporation.

The parties acknowledge that this instrument will be recorded with the deed of records of Washington County, Oregon.

For Grantor
By: David L. Bantz
Name: DAVID L. BANTZ
Title: ASSISTANT SECRETARY
Acknowledged before me this 15th
day of September, 1995.
Jacqueline T. Herb
Notary Public for Oregon
My commission expires: Feb. 1, 1999

For Grantor
By: Doug Draper
Name: DOUG DRAVER
Title: GENERAL MANAGER
Acknowledged before me this 15th
day of September, 1995.
Jacqueline T. Herb
Notary Public for Oregon
My commission expires: Feb. 1, 1999



Return To:
City of Sherwood
90 New Park St.
Sherwood, OR 97140

ACCEPTED BY: City of Sherwood
By: Philip Cole, for Grantee
Title: CITY MANAGER
Acknowledged before me this 4th
day of October, 1995.
Polly Blankenbaker
Notary Public for Oregon
My commission expires: 8-26-99

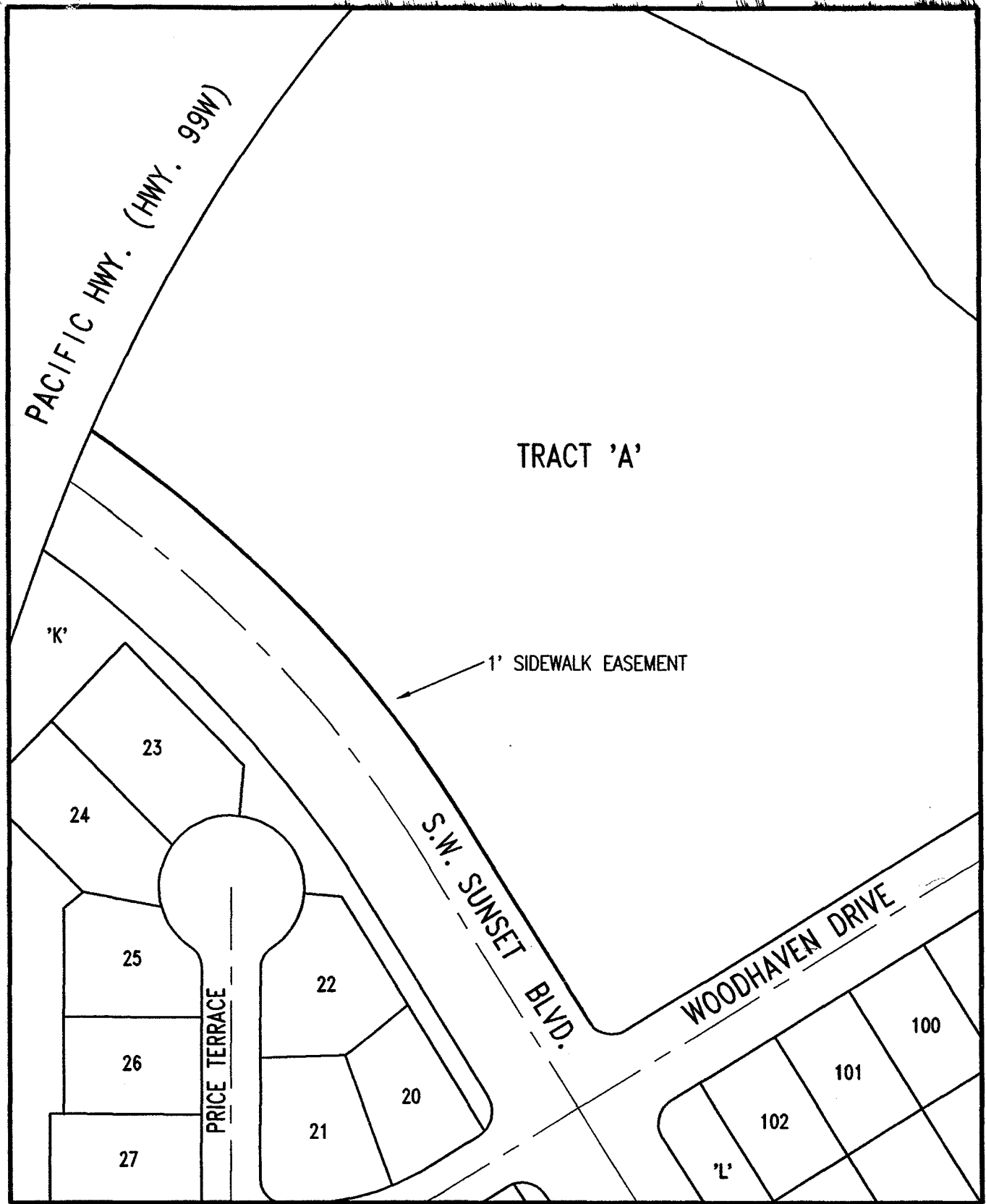


EXHIBIT "A"
SIDEWALK EASEMENT
TRACT 'A', "WOODHAVEN"
DESCRIPTION
September 8, 1995

A strip of land, 1.00 feet wide, being a portion of Tract 'A', "Woodhaven", in the southwest one-quarter of Section 31, T.2S., R.1W., W.M., Washington County, Oregon, to wit:

Beginning at a point on the southwesterly line of Tract 'A', "Woodhaven", said point being the westerly end of Curve No. 182 as shown on the duly recorded plat; thence tracing said southwesterly line along the following courses: N.31°42'11"W., 166.53 feet to the point of curve left of a 939.00-foot radius curve; thence along the arc of said curve left through a central angle of 23°59'53", 393.30 feet (chord bears N.43°42'08"W., 390.43 feet) to the northwesterly line of said Tract 'A'; thence leaving said southwesterly line and tracing said northwesterly line, on the arc of a 1392.59-foot radius non-tangent curve right, through a central angle of 00°02'31", 1.02 feet to a point on a line which is parallel to and 1.00 feet northeasterly of, when measured at right angles to, the southwesterly line of said Tract 'A'; thence tracing said parallel line along the following courses: southeasterly along the arc of a 940.00-foot radius curve right, through a central angle of 24°00'32", 393.89 feet; thence S.31°42'11"E., 172.78 feet to a point on said Curve No. 182; thence leaving said parallel line and tracing said Curve No. 182, on the arc of a 20.00-foot radius curve right, through a central angle of 18°11'42", 6.35 feet to the Point of Beginning.

Contains 564 square feet, more or less.



**SIDEWALK EASEMENT
TRACT 'A', 'WOODHAVEN'**

otak
 incorporated
 surveyors
 engineers
 planners

17355 S.W. BOONES FERRY ROAD
 LAKE OSWEGO, OREGON 97035
 (503)635-3618 FAX (503)635-5395