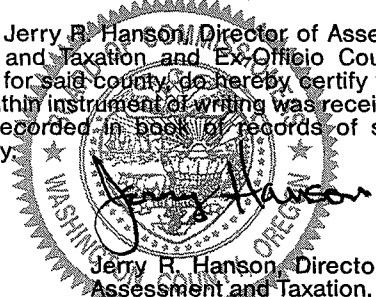


County of Washington

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.



Jerry R. Hanson, Director of Assessment and Taxation, Ex-Officio County Clerk

Doc : 97005554

Rect: 179021

28.00

01/17/1997 04:02:59pm

WARRANTY DEED — STATUTORY FORM

Corporate Grantor

2728 Holding Corporation, which acquired title as and was formerly known as Centex Real Estate Corporation, a corporation duly organized and existing under the laws of the State of Nevada, Grantor, conveys and warrants to The City of Sherwood

Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Washington County, Oregon, to-wit:

As per Exhibit "A" attached hereto and by this reference made a part hereof...

To be combined with Tract "E" of the recorded plat of Wyndham Ridge 2.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The property is free from all encumbrances except

The true consideration for this conveyance is \$ ZERO (Here comply with the requirements of ORS 93.030)

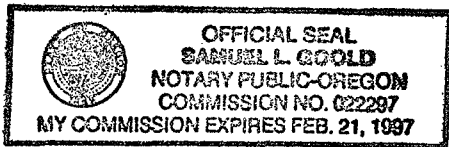
Done by order of the grantor's board of directors with its corporate seal, if any, affixed on January 17, 1997

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

2728 Holding Corporation
By Jay L. Smith Division President
By Secretary

STATE OF OREGON, County of Clackamas ss.
This instrument was acknowledged before me on January 17, 1997, by Jay L. Smith as Division President of 2728 Holding Corporation

Samuel Gold
Notary Public for Oregon
My commission expires Feb. 21, 1997



2728 Holding Corporation
4000 Kruse Way Place, Bldg 2 Ste 300
Lake Oswego, Oregon 97035
The City of Sherwood
20 NW Washington
Sherwood, Oregon 97140
After recording return to (Name, Address, Zip):
The City of Sherwood
20 NW Washington
Sherwood, Oregon 97140
Until requested otherwise send all tax statements to (Name, Address, Zip):
The City of Sherwood
20 NW Washington
Sherwood, Oregon 97140

SPACE RESERVED FOR RECORDER'S USE

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STATE OF OREGON, County of ss.
I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page and/or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.
Witness my hand and seal of County affixed.
NAME TITLE
By Deputy

EXHIBIT "A"

A PARCEL OF LAND LOCATED IN THE S.W. ONE-QUARTER OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN, CITY OF SHERWOOD, WASHINGTON COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE WESTERLY 10.00 FEET, RIGHT ANGLE MEASURE, OF LOT 79 OF THE PLAT OF "WYNDHAM RIDGE NO. 2" AS RECORDED IN THE PLAT RECORDS OF WASHINGTON COUNTY, OREGON.

BASIS OF BEARINGS IS THE PLAT OF "WYNDHAM RIDGE NO. 2".

TO BE COMBINED WITH TRACT "E" OF THE RECORDED PLAT OF WYNDHAM RIDGE 2.



Home of the Tualatin River National Wildlife Refuge

January 13, 1997

Roy Priest
Centex Real Estate Corp.
4000 Kruse Way Place Bldg. 2, Suite 300
Lake Oswego, OR 97035

RE: Lot Line Adjustment 97-1 Wyndham Ridge # 2 Lots 79, 80, 81

The City of Sherwood hereby approves your request for a Lot Line Adjustment between Lots 79, 80 and 81, T2S R1W Sec 30CD, Wyndham Ridge # 2 Subdivision.

The Lot Line Adjustment was approved with the following conditions:

1. Record the Lot Line Adjustment with Washington County.
2. After recordation submit three sets of the recorded Lot Line Adjustment to the City of Sherwood Planning Department.
3. The street light between lots 79 and 80 needs to be relocated.
4. Water Service for lots 79, 80 and 81 need to be relocated.
5. The driveway for lot 80 shall be located on the west side of the property accessing Gillette lane.
6. The driveway for lot 81 shall be located on northeast portion of the lot, accessing Roellich Avenue.

If you have any other questions, please feel free to contact the Planning Department at 625-4206.

Jason Tuck
Assistant Planner

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