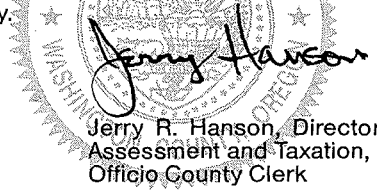


STATE OF OREGON

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.



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

Doc : 97056923

Rect: 188704

18.00

06/20/1997 04:38:48pm

1-2

NA

BARGAIN AND SALE DEED



KNOW ALL MEN BY THESE PRESENTS, That WILLIAM P. WAHL AND CLAUDIA M. WAHL AND MARK H. SEAMAN JR. AND LYNN SEAMAN, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto THE CITY OF SHERWOOD, AN OREGON MUNICIPAL CORPORATION hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of WASHINGTON, State of Oregon, described as follows, to-wit:

AN EASEMENT 30 FEET IN WIDTH FOR INGRESS AND EGRESS FOR THE BENEFIT OF LOT 31 OVER TRACT B, AS SHOWN ON THE PLAT OF CEDAR CREEK ESTATES, IN THE CITY OF SHERWOOD, COUNTY OF WASHINGTON AND STATE OF OREGON

THIS DEED IS BEING RECORDED TO TERMINATE, EXTINGUISH AND RELEASE ANY RIGHT TITLE AND INTEREST IN AND TO THE EASEMENT FOR INGRESS AND EGRESS ONLY TO THE ABOVE GRANTEE

*PLAT OF CEDAR CREEK ESTATES RECORDED OCTOBER 5, 1994, BOOK 93, PAGE 9, FILED BY WILLIAM P. WAHL, ET AL, PLAT RECORDS OF WASHINGTON COUNTY, OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00

of the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) if not applicable, should be deleted. See ORS 93.030.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 18th day of DECEMBER, 1996; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Handwritten signatures of William P. Wahl, Claudia M. Wahl, Mark H. Seaman, Jr., and Lynn Seaman.

STATE OF OREGON, County of WASHINGTON ss. This instrument was acknowledged before me on DECEMBER 18, 1996, by WILLIAM P. WAHL, CLAUDIA M. WAHL, MARK H. SEAMAN JR AND LYNN SEAMAN. This instrument was acknowledged before me on _____, 19____, by _____ as _____



Handwritten signature of Laurel Inda, Notary Public for Oregon. My commission expires 10/07/98.

Form with fields for Grantor's Name and Address (WILLIAM P & CLAUDIA M. WAHL, MARK H SEAMAN JR & LYNN SEAMAN), Grantee's Name and Address (THE CITY OF SHERWOOD), and other details like P.O. BOX 167, SHERWOOD, OR 97140.

Form with fields for STATE OF OREGON, County of _____, and a notary section: 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 _____ 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

Handwritten number 2.