

WARRANTY DEED

This Space

GRANTOR: Jerry D. Bond

GRANTEE: City of Sherwood

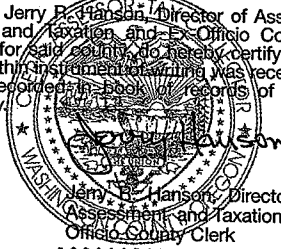
Until a change is requested, all tax statements shall be sent to the following address:

City of Sherwood
20 NW Washington Street
Sherwood, OR 97140

Escrow No. 689135 Title No. W689135-RH

After recording return to:
City of Sherwood
20 NW Washington Street
Sherwood, OR 97140

I, Jerry D. Bond, Director of Assessment and Taxation and Official County Clerk for said county, do hereby certify that the within instrument was received and recorded in the records of said county.



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02/07/2000 11:06:33am

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STATUTORY WARRANTY DEED

Jerry D. Bond and Judith A. Bond Grantor, conveys and warrants to City of Sherwood, a municipal corporation Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Washington County, Oregon, to wit:

SEE 'LEGAL DESCRIPTION' ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF.

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. The said property is free from encumbrances except: Covenants, Conditions, Restrictions, Reservations, Set Back Lines, Powers of Special Districts, and Easements of Record, if any;

The true consideration for this conveyance is \$220,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 3rd day of February 19 2000

Jerry D. Bond
Jerry D. Bond
Judith A. Bond
Judith A. Bond

State of Oregon, County of Multnomah
The foregoing instrument was acknowledged before me this 3 day of February, 20 00 by
Jerry D. Bond
Judith A. Bond

[Signature]
Notary Public for Oregon
My commission expires: 6/18/03

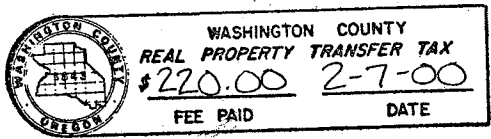
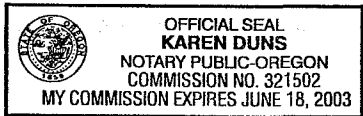


EXHIBIT 'A'

LEGAL DESCRIPTION

A tract of land situated in the Northeast one-quarter of Section 30, Township 2 South, Range 1 West of the Willamette Meridian, in the County of Washington and State of Oregon, described as follows:

Beginning at the Southeast corner of the West one-half of the Southeast one-quarter of the Northeast one-quarter of Section 30, Township 2 South, Range 1 West of the Willamette Meridian; thence North along the East line of said West one-half of the Southeast one-quarter of the Northeast one-quarter, 231.00 feet; thence West 135.30 feet; thence South 231.00 feet to the centerline of said Section 30; thence East 135.30 feet to the point of beginning; EXCEPT THEREFROM, that portion lying within SW Borchers Road (County Road No. 1459).