

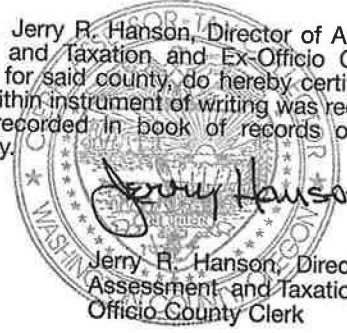
EASEMENT

DATED: _____, 2001

AFTER RECORDING RETURN TO:

City of Sherwood
Engineering Department
20 NW Washington St.
Sherwood, OR. 97140

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

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PIPELINE EASEMENT
Sewer

KNOW ALL MEN BY THESE PRESENTS that ROBERT SALISBURY and LILA B. SALISBURY as Trustees of the Robert Salisbury Trust, owner of a one-half undivided interest, as tenants in common with LILA B. SALISBURY and ROBERT SALISBURY as Trustees of the Lila B. Salisbury Trust, for good and valuable consideration, the receipt whereof is hereby acknowledged, do forever grant, bargain, sell and convey unto the CITY OF SHERWOOD, an Oregon municipal corporation, a permanent easement over and along the full width and length of the premises described as follows, to wit:

See Exhibit "A" attached hereto and by this reference incorporated herein

TO HAVE AND TO HOLD the above-described permanent right-of-way unto said Grantee in accordance with the conditions and covenants as follows:

1. The permanent easement shall include the right in the said City of Sherwood to excavate for, and to construct, operate, maintain, repair, replace and remove an underground sewer pipeline with all appurtenances incident thereto or necessary therewith, including manholes, for the purpose of conveying sewage waste under said premises, together with the right of said City of Sherwood to place, excavate, replace, repair, install, maintain, operate, inspect and relocate pipelines and necessary appurtenances and make excavations therefore from time to time in, under and through the above-described premises within said easement, and to cut and remove from said easement any trees and other obstructions which may endanger the safety or interfere with the use of said pipelines or appurtenances attached to or connected therewith; and the right of ingress and egress to and over said above-described premises at any and all times for the purpose of repairing, renewing, excavating, replacing, inspecting, maintaining the number of pipelines and appurtenances, and for doing anything necessary, useful or convenient for the enjoyment of the easement herein granted.

**AFTER RECORDING
RETURN TO:**

City of Sherwood
Engineering Department
20 NW Washington Street
Sherwood, OR 97140

**UNTIL A CHANGE IS REQUESTED,
SEND ALL TAX STATEMENTS TO:**

NO CHANGE

2. No building shall be constructed over the pipeline easement and no earthfill or embankment shall be placed within this easement, nor over this pipeline without a specific written agreement between the Grantee and the Grantor, their successors or assigns. Should such specific agreement be executed, Grantee will set forth the conditions under which such fill or embankment may be placed, including a stipulation that all risks of damage to the pipeline shall be assumed by Grantor, their successors or assigns.
3. Grantee will indemnify and hold harmless the Grantor, their heirs and assigns, from claims of injury to person or property as a result of the negligence of the Grantee, its agents or employees in the construction, operation or maintenance of said pipeline.
4. The City of Sherwood, upon the initial installation, and upon each and every occasion that the same be repaired, replaced, renewed, added to, or removed, shall restore the premises of the Grantor, and any such improvements disturbed by the City, to as good condition as they were prior to any such installation work, including, but not limited to, the restoration of any topsoil, lawn and nursery stock of like kind and quality.
5. Grantor reserves the right to use the easement to construct driveways, paving or landscaping.

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 FREE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LOSS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

IN WITNESS WHEREOF, the undersigned Grantor has executed this easement this 21st day of June 2001.

Robert Salisbury
Robert Salisbury, as Trustee of
the Robert Salisbury Trust and of
the Lila B. Salisbury Trust

Lila B. Salisbury
Lila B. Salisbury, as Trustee of
the Robert Salisbury Trust and of
the Lila B. Salisbury Trust

STATE OF OREGON)
)
County of Washington) ss.

SUBSCRIBED AND SWORN TO before me this 21st day of June 2001.



Jacqueline T. Herb
Notary Public For Oregon
My Commission Expires: 2-1-03

APPROVED:

CITY OF SHERWOOD

By: Don E. Schuff
Acting as City Engineer
INTERIM CITY MANAGER

Form approved by Sherwood City Attorney _____

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ENGINEERING PLANNING

13910 S.W. Galbreath Dr., Suite 100
SHERWOOD, OR 97140



SURVEYING FORESTRY

TELEPHONE (503) 925-8799
FAX (503) 925-8969
E-MAIL: aks@aks-eng.com

EXHIBIT A

PUBLIC SANITARY SEWER EASEMENT

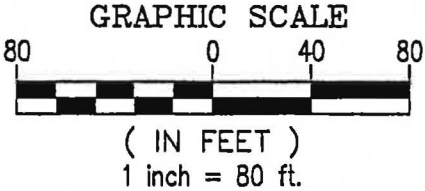
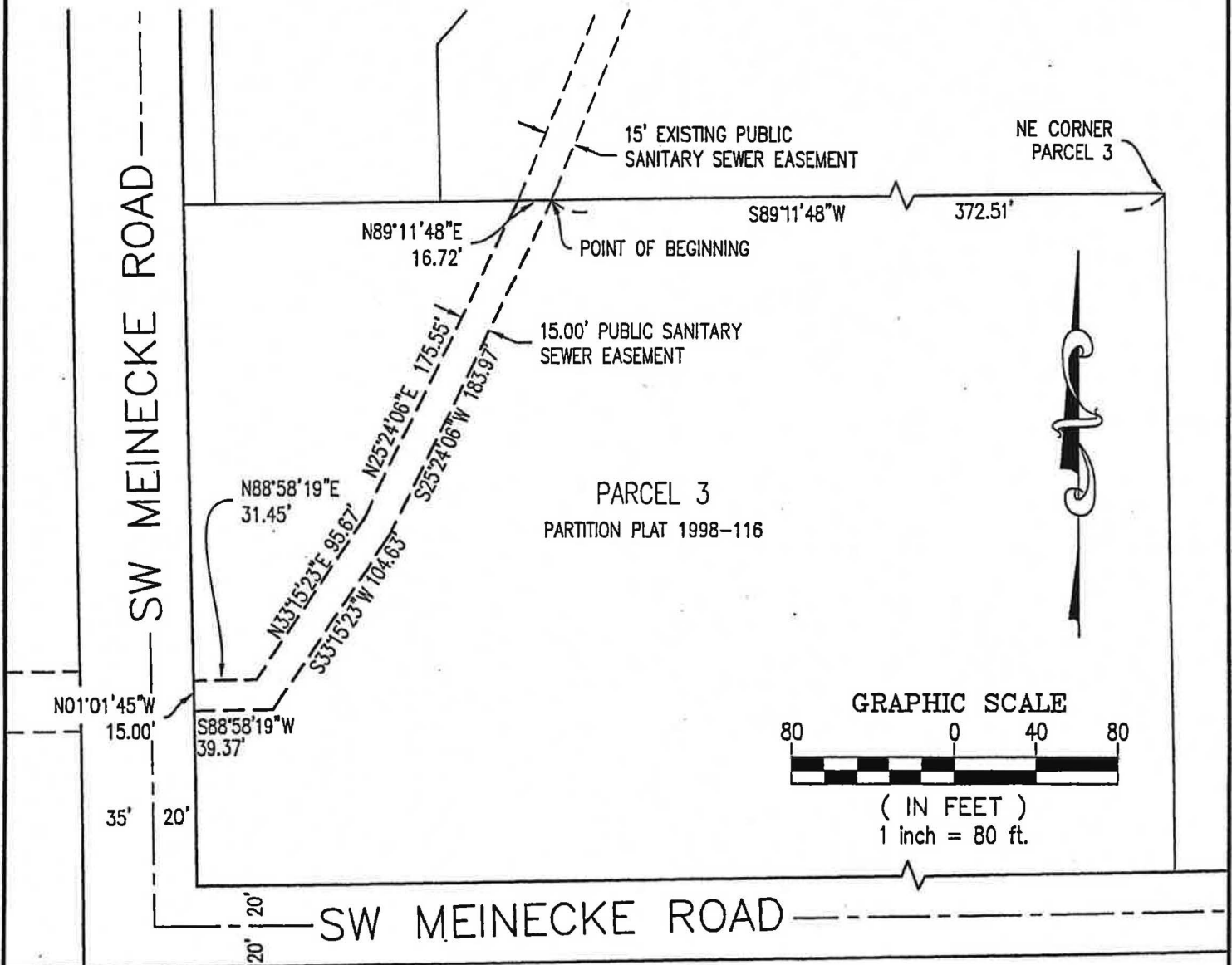
A Public Sanitary Sewer Easement located in the Northwest One-Quarter of Section 31, Township 2 South, Range 1 West, Willamette Meridian, City of Sherwood, Washington County, Oregon on Parcel 3 of Partition Plat 1998-116 Washington County Surveyor's Office, recorded as Document Number 98098046 Washington County Deed Records, more particularly described as follows.

Beginning at a point located S89°11'48"W 372.51 feet from the Northeast Corner of said Parcel 3 along the North line of said Parcel 3; thence, S25°24'06"W 183.97 feet to a point; thence, S33°15'23"W 104.63 feet to a point; thence, S88°58'19"W 39.37 feet to a point on the easterly right-of-way of SW Meinecke Road (County Road Number 449); thence, N01°01'45"W 15.00 feet along the easterly right-of-way of SW Meinecke Road; thence departing said right-of-way, N88°58'19"E 31.45 feet to a point; thence, N33°15'23"E 95.67 feet to a point; thence, N25°24'06"E 175.55 feet to a point on the North line of said Parcel 3; thence along said North line, N89°11'48"E 16.72 feet to the point of beginning.

The above described easement contains 4730 square feet, more or less. The basis of bearings for this description is per Property Line Adjustment Survey Number 28343 Washington County Surveyor's Office.


EXHIBIT B

PUBLIC SANITARY SEWER EASEMENT
 PARCEL 3 OF PARTITION PLAT 1998-116
 LOCATED IN THE NW 1/4 OF SECTION 31, T2S., R1W., W.M.,
 CITY OF SHERWOOD, WASHINGTON COUNTY, OREGON



JOB NO. AND NAME: 642 NOTTINGHAM OFF-SITE SEWER	
JOB LOCATION: NW 1/4 SEC 31, T2S, R1W, W.M.	
DRAWN BY: JGN	
CHECKED BY: MBH	
DRAWING NO.: EXHIBIT B	
DATE DRAWN: JUNE, 2001	SHEET 1 OF 1

ENGINEERING • PLANNING • SURVEYING • FORESTRY
 LICENSED IN OR, WA & AK



13910 SW GALBREATH DRIVE, SUITE 100
 SHERWOOD, OR 97140

PHONE: (503) 925-8799 FAX: (503) 925-8969
 EMAIL: aks@aks-eng.com