



Washington County, Oregon **2003-012059**  
 01/28/2003 09:54:17 AM  
 D-E Cnt=1 Btm=8 RECORDS1  
 \$40.00 \$9.00 \$11.00 - Total = \$57.00



00249344200300120590080085

I, Jerry Hanson, Director of Assessment and Taxation and Ex-Officio County Clerk for Washington County, Oregon, do hereby certify that the within instrument of writing was received and recorded in the book of records of said county.

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



RETURN TO: City of Sherwood  
 20 NW Washington  
 Sherwood, Or 97140

Project: Heron Ridge

**EASEMENT FOR SANITARY SEWER**

Name of GRANTOR(s): Hildegard C. Wetzel and Lloyd G. Wetzel, Trustees of the Theodore J. Wetzel Testamentary Trust, Washington County Probate P/E 82212; Nelson C. Wetzel; Cheryl D. Wetzel; Lloyd G. Wetzel and Glen T. Wetzel

GRANTOR, owner of the property described herein, does hereby grant and warrant to The City of Sherwood, grantee, the right to lay down, construct and perpetually maintain sanitary sewer facilities above, through, under and along the property described on Exhibit A attached hereto and by this reference incorporated herein. This grant of easement shall run with the land and shall be binding upon and shall inure to the benefit of the parties hereto, their successors and assigns. This grant is made upon the conditions attached hereto, marked Exhibit B and by this reference incorporated herein. This grant is made subject to no other conditions.

Any temporary easement granted hereby is automatically extinguished upon acceptance of the completed sewer in the adjacent permanent easement.

No structure shall be erected upon said easement without the written consent of the GRANTEE.

The consideration for this grant is \$ 520<sup>00</sup>

ACCEPTED

IN WITNESS WHEREOF,

By *Ron E. Shedd*  
 The City of Sherwood

\*  
 acting under the authority of the GRANTOR named above, has hereunto set his hand this \* day of \* 20 \*.

APPROVED AS TO FORM

\* see attached signature page

By *Tyler Key*  
 The City of Sherwood

GRANTOR

**NOTARIZE DOCUMENT BELOW:**

STATE OF OREGON )  
 ) ss  
 County of Washington ) Date: \_\_\_\_\_, 20\_\_\_\_  
 Signed or attested before me on \_\_\_\_\_, 20\_\_\_\_, by \_\_\_\_\_

Notary Public for Oregon  
 My commission expires \_\_\_\_\_

Hildegard C Wetzel, Trustee  
by Lloyd S Wetzel  
her attorney in fact

Hildegard C. Wetzel-Trustee

Theodore Wetzel Trust  
Lloyd S Wetzel Trustee

Lloyd G. Wetzel-Trustee

Nelson C. Wetzel

Nelson C. Wetzel

Cheryl D. Wetzel

Cheryl D. Wetzel

7th January, 2003

Lloyd G. Wetzel

Lloyd S Wetzel

Glen T. Wetzel

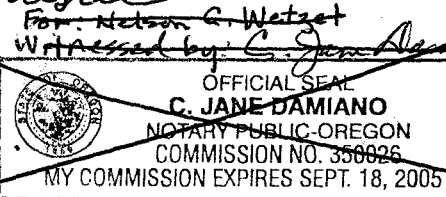
Ben J Wetzel 1-15-2003

~~Michelle Kralik~~



~~1-15-03~~

~~Washington county~~



~~For: Nelson C. Wetzel  
Witnessed by: C. Jane Damiano~~

~~(1/18/03)~~

~~Washington County~~

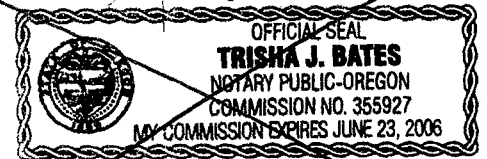
Witnessed By: Rebecca Baker  
(Pharmacist) 7/1/03



GARY POLLARD  
PHARMACY

07 JAN 2003 <sup>RB</sup>

31-33 ANZAC AVENUE  
SEYMOUR 3660  
Tel.: (03) 5792 1575



~~For: Lloyd Wetzel~~

~~Trisha J. Bates  
6/23/06~~



2003-12059

NOTARIAL PAGE

Signature of Cheryl D. Wetzel

Witnessed by

Rebecca Baker

REBECCA BAKER (PHARMACIST)

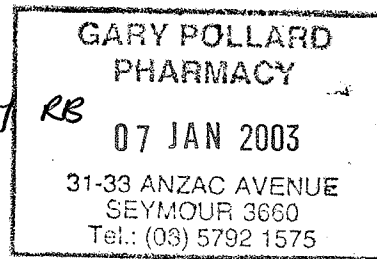
7/1/03

GARY POLLARD PHARMACY RB

31 ANZAC AVE.

SEYMOUR

VIC 3660



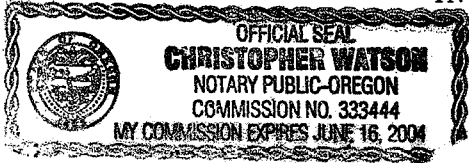
2003-12059



STATE OF OREGON,

County of Multnomah } ss.

BE IT REMEMBERED, That on this 22nd day of JANUARY, 2003, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Lloyd G. Wetzel as Attorney in fact for  
Hildegarda C. Wetzel - Trustee known to me to be the identical individual..... described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.



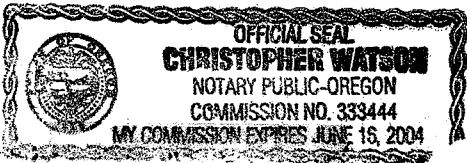
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Christopher Watson  
Notary Public for Oregon.  
My Commission expires June 16, 2004

STATE OF OREGON,

County of Multnomah } ss.

BE IT REMEMBERED, That on this 22nd day of JANUARY, 2003, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Lloyd G. Wetzel - Trustee known to me to be the identical individual..... described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.



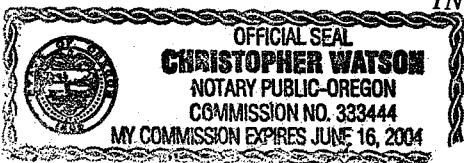
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Christopher Watson  
Notary Public for Oregon.  
My Commission expires June 16, 2004

STATE OF OREGON,

County of Multnomah } ss.

BE IT REMEMBERED, That on this 22nd day of JANUARY, 2003, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Lloyd G. Wetzel known to me to be the identical individual..... described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Christopher Watson  
Notary Public for Oregon.  
My Commission expires June 16, 2004

STATE OF OREGON,

County of Washington } ss.



BE IT REMEMBERED, That on this 15th day of January, 2003,  
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within  
named Glen T. Watzel

known to me to be the identical individual... described in and who executed the within instrument and  
acknowledged to me that... he... executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed  
my official seal the day and year last above written.

Michelle Kralik

Notary Public for Oregon.

My Commission expires 10-31-06



2003-12059

STATE OF OREGON,

County of Washington } ss.

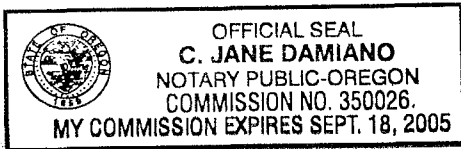


BE IT REMEMBERED, That on this 18<sup>th</sup> day of January, 2003 before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Nelson C. Wetzel

known to me to be the identical individual..... described in and who executed the within instrument and acknowledged to me that..... he..... executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

C. Jane Damiano  
Notary Public for Oregon.  
My Commission expires 9/18/2005



# EXHIBIT "A"

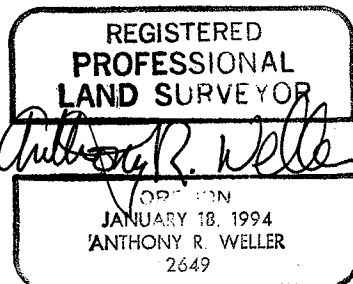
## Sanitary Sewer Easement

The City of Sherwood  
~~Clean Water Services~~  
A 15.00 foot wide Sanitary Sewer easement for the benefit of ~~Clean Water Services~~ over those lands described and recorded in Document No. 98-144431, Washington County Deed Records, said easement being located in the Southeast one-quarter of Section 19, Township 2 South, Range 1 West, Willamette Meridian, City of Sherwood, Washington County, Oregon, as shown on attached Exhibit "A" and being more particularly described as follows:

Beginning at the one-quarter section corner common to Section 19 and Section 30, Township 2 South, Range 1 West, Willamette Meridian; thence along the common line of said sections North 89°24'51" East a distance of 425.49 feet to the **Point of Beginning**, said point also being on the southerly line of those lands described and recorded in Document No. 98-144431, and the northerly line of those lands described and recorded in Document No. 96-112595, Washington County Deed Records; thence leaving said line North 22°36'22" West a distance of 34.46 feet; thence North 67°23'38" East a distance of 15.00 feet; thence South 22°36'22" East a distance of 40.52 feet to a point on said common line; thence continuing along said common line South 89°24'51" West a distance of 16.18 feet to the **Point of Beginning**.

Containing 562 square feet, more or less.

Together with a 10.00 foot wide temporary construction easement coincident and parallel with the easterly line of the above described Sanitary Sewer Easement; the easterly line of said temporary construction easement being extended to the common line of said sections; the temporary construction easement shall exist for the construction of the sewer and is automatically extinguished upon acceptance by ~~Clean Water Services~~ of the completed sewer in the adjoining permanent easement. The City of Sherwood



*Renews 6/30/04*

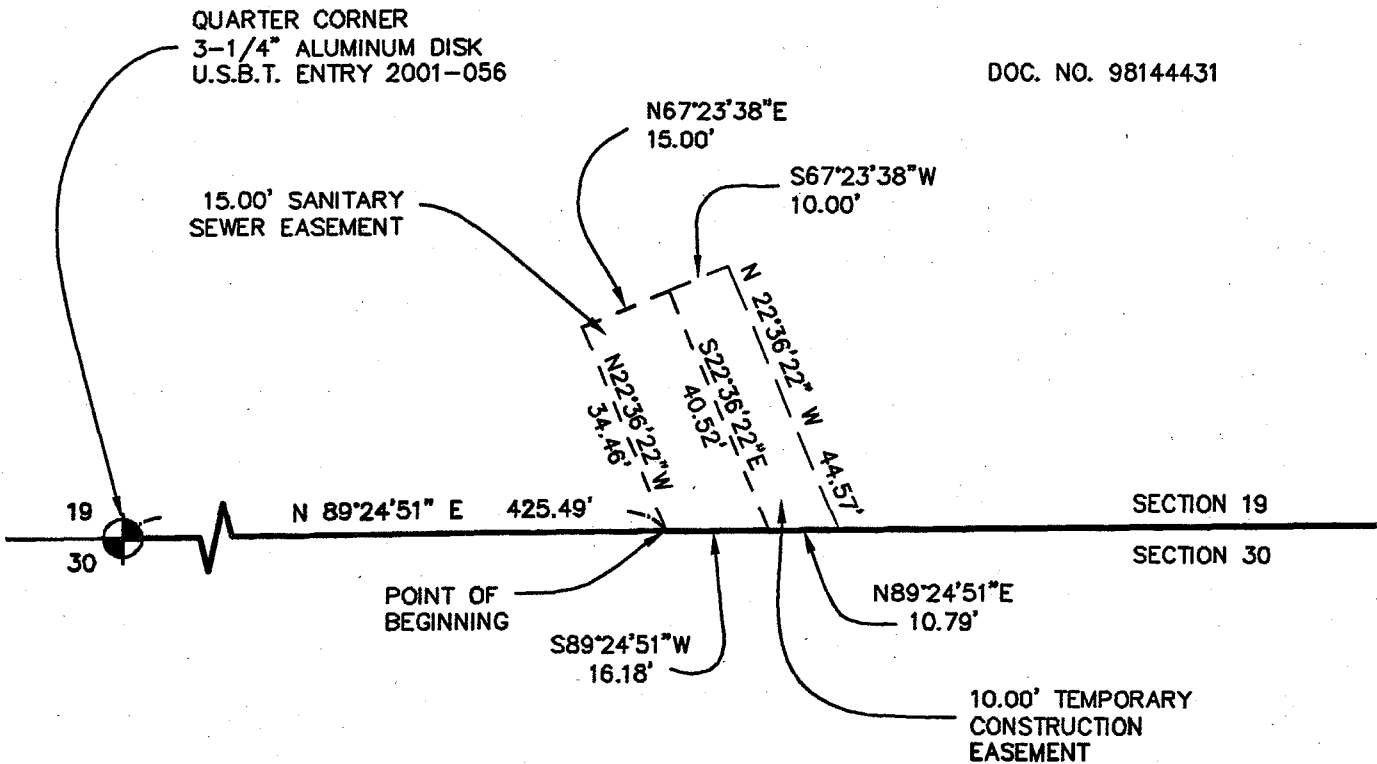




# EXHIBIT 'A' SANITARY SEWER EASEMENT

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 19 AND  
THE NORTHEAST QUARTER OF SECTION 30,  
TOWNSHIP 2 SOUTH, RANGE 1 WEST, W.M.  
CITY OF SHERWOOD,  
WASHINGTON COUNTY, OREGON  
OCTOBER 30, 2002

DOC. NO. 98144431



DOC. NO. 96112595

