After recording return to: City of Sherwood Engineering Division 22560 SW Pine Street Sherwood, OR 97140 Washington County, Oregon 12/26/2007 04:06:39 PM

D-DQ Cnt=1 Stn=29 RECORDS1 \$20.00 \$5.00 \$11.00 \$5.00 - Total = \$41.00



2007-132629

I, Richard Hobernicht, 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.

Richard Hobernicht, Director of Assessment and Taxation, Ex-Officio County Clerk

QUITCLAIM DEED

Richard L. Bailey LLC, an Oregon Corporation (Grantor), releases and quitclaims to City of Sherwood, an Oregon municipal corporation, (Grantee), all right, title and interest in the real property described in the attached Exhibit A and Exhibit B.

The true consideration for this conveyance is \$0.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES 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 TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

IN WITNESS WHEREOF, Richard L. Bailey has caused these presents to be executed by the Managing Member of Richard L. Bailey, LLC the 39 day of 2000 and 2000.

Richard L. Bailey, Managing Member

STATE OF OREGON

COUNTY OF (lacka mas -)

This Deed was acknowledged before me this 29^{tL} day of October, 2007, by Richard L. Bailey,

Managing Member, on behalf of the Richard L. Bailey LLC.

OFFICIAL SEAL
SHEILA M ENGEL
NOTARY PUBLIC-OREGON
COMMISSION NO. 394926
MY COMMISSION EXPIRES AUG. 1, 2009

Notary Public for Oregon My Commission expires: 80109

REVIEWED:

City of Sherwood

By fector 11. Water c.o.s. 12.7.07

Page 1 – QUITCLAIM DEED

Accepted on behalf of the City of Sherwood

City Administrator

EXHIBIT 'A'

Beginning at the Southeast corner of a tract of land conveyed to George and Janet Bechtold by deed recorded as Document No. 89-27700. Washington County Records, said southeast corner being North 00°04'17" East 25.00 feet and North 89°29'33" West 25.00 feet from an iron rod marking the centerline-centerline intersection of Sunset Boulevard and Pine Street in the City of Sherwood in Section 32, Township 2 South. Range 1 West of the Willamette Meridian in Washington County, Oregon; Thence North 00°04'17" East along the east line of said Bechtold tract, a distance of 155.00 feet to the northeast corner thereof; Thence South 89°29'33" East 5.00 feet to the west line of Pine Street; Thence South 00°04'17" West along said west line of Pine Street, a distance of 160.00 feet to the north line of Sunset Boulevard; Thence North 89°29'33" West along the north line of said Sunset Boulevard, a distance of 78.39 feet to a point on the southerly extension of the westerly line of the aforesaid Bechtold tract of land; Thence North 17°45'54" West along said southerly extension, a distance of 5.27 feet to the southwest corner of said Bechtold tract; Thence South 89°29'33" East along the south line of said Bechtold tract, a distance of 75.00 feet to the point of beginning.

Tract contains 1171 square feet of land, more or less.

EXHIBIT B



First American Title Insurance Company of Oregon An assumed business name of TITLE INSURANCE COMPANY OF OXEGON

This map is provided as a convenience in locating property

First American Title Insurance Company ossumes no liability for any variations us may be disclosed by an actual survey

Reference Parcel Number 2S132CA 01000

