

After recording, please return to:

City of Sherwood
Engineering Department
22560 SW Pine Street
Sherwood, OR 97140



01236972200800314800040043

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



PERMANENT EASEMENT
(Individual Grantor)

George and Janet Bechtold, husband and wife, GRANTOR(S), do on behalf of themselves, their heirs, successors and assigns hereby grant and convey to the CITY OF SHERWOOD, a political subdivision of the State of Oregon, GRANTEE the following permanent easement(s) in that certain real property situated in the City of Sherwood as described in Exhibit "A" (Legal Description) and Exhibit "B" (Location Map), attached hereto and by this reference incorporated herein.

The true consideration for this conveyance is \$ 1,764.

This document is intended to establish permanent easements on the property described, not to convey fee title or any interest in the underlying property except as expressly stated herein. The easements granted shall not prevent GRANTOR(S) from the use of said property provided, however, that such use shall not be permitted to interfere with the rights herein granted. GRANTOR(S) shall not be permitted to endanger the lateral support of any facilities constructed within the easements granted herein.

GRANTOR(S) hereby covenant(s) to and with GRANTEE that they are the owner of said property, which is free from all encumbrances; except for easements, conditions and restrictions of record, and will warrant and defend the easement rights herein granted from all lawful claims whatsoever, except as stated herein.

GRANTEE (and other public or private entities or persons GRANTEE deems in its sole discretion as appropriate) shall have the right to use the property as necessary: (1) to construct, repair, replace, remove, or modify a slope over, across, through, in and under the property described in Exhibits "A" and "B"; and/or (2) to construct, repair, replace, remove or modify a wall over, across, through, in and under the property described in Exhibits "A" and "B"; and/or (3) to install, construct, operate, maintain, repair, replace and reconstruct utilities, including but not limited to water, wastewater, drainage, electric, fiber optic, telephone and cable, as Grantee may deem necessary over, across, through, in and under the property described in Exhibits "A" and "B."

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IN WITNESS WHEREOF, the above named Grantor(s), has/have caused this instrument to be signed.

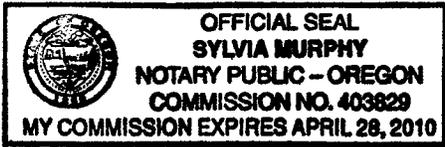
DATED this 11 day of March, 2008

Janet Bechtold

(Grantor Signature)

STATE OF OREGON)
) ss.
County of Washington)

This instrument was acknowledged before me this 11 day of March, 2008, by Janet Bechtold

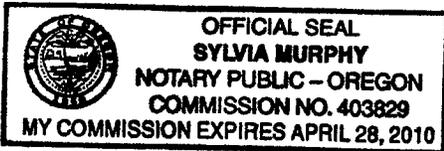


Sylvia Murphy
Notary Public

George Bechtold
(Grantor Signature)

STATE OF OREGON)
) ss.
County of Washington)

This instrument was acknowledged before me this 11 day of March, 2008, by George Bechtold



Sylvia Murphy
Notary Public

Accepted on behalf of the City of Sherwood, Oregon.

Approved As To Form

David F. [Signature]
City of Sherwood Legal Counsel

Date: 5/8/07

By: [Signature]

Title: ENGINEERING ASSOCIATE II / PROJECT MANAGER

Dated this 19 day of MARCH, 2008

PERMANENT SLOPE EASEMENT:

A TRACT OF LAND LOCATED IN THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, WASHINGTON COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF A LINE PARALLEL WITH AND 25.00 FEET WEST OF THE CENTERLINE OF S.W. PINE STREET WITH A LINE PARALLEL WITH AND 25.00 FEET NORTH OF S.W. SUNSET BLVD; THENCE PARALLEL WITH AND 25.00 FEET FROM SAID CENTERLINE OF S.W. SUNSET BLVD. NORTH 89°30'32" WEST 75.00 FEET TO THE WEST LINE OF THAT TRACT OF LAND CONVEYED TO GEORGE G. BECHTOLD AND JANET M. BECHTOLD BY WARRANTY DEED RECORDED AS DOCUMENT NUMBER 89-27700, WASHINGTON COUNTY DEED RECORDS; THENCE ALONG SAID WEST LINE NORTH 17°45'54" WEST 7.37 FEET TO THE TRUE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED; THENCE PARALLEL WITH THE AFOREMENTIONED CENTERLINE OF S.W. SUNSET BLVD. SOUTH 89°30'32" EAST 74.56 FEET; THENCE NORTH 44°35'41" EAST 3.84 FEET; THENCE PARALLEL WITH AND 25.00 FEET WEST OF THE AFOREMENTIONED CENTERLINE OF S.W. PINE STREET NORTH 00°04'17" EAST 3.56 FEET; THENCE LEAVING SAID PARALLEL LINE SOUTH 44°35'41" WEST 5.67 FEET; THENCE NORTH 89°30'32" WEST 20.83 FEET; THENCE NORTH 00°29'28" EAST 2.50 FEET; THENCE NORTH 89°30'32" WEST 54.00 FEET TO THE AFOREMENTIONED WEST LINE OF THAT TRACT OF LAND CONVEYED TO GEORGE G. BECHTOLD AND JANET M. BECHTOLD BY WARRANTY DEED RECORDED AS DOCUMENT NUMBER 89-27700, WASHINGTON COUNTY DEED RECORDS; THENCE ALONG SAID WEST LINE SOUTH 17°45'54" EAST 5.00 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINS 313 SQUARE FEET, MORE OR LESS.



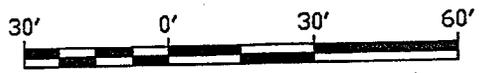
RIGHT OF WAY DEDICATION
537 SQUARE FEET



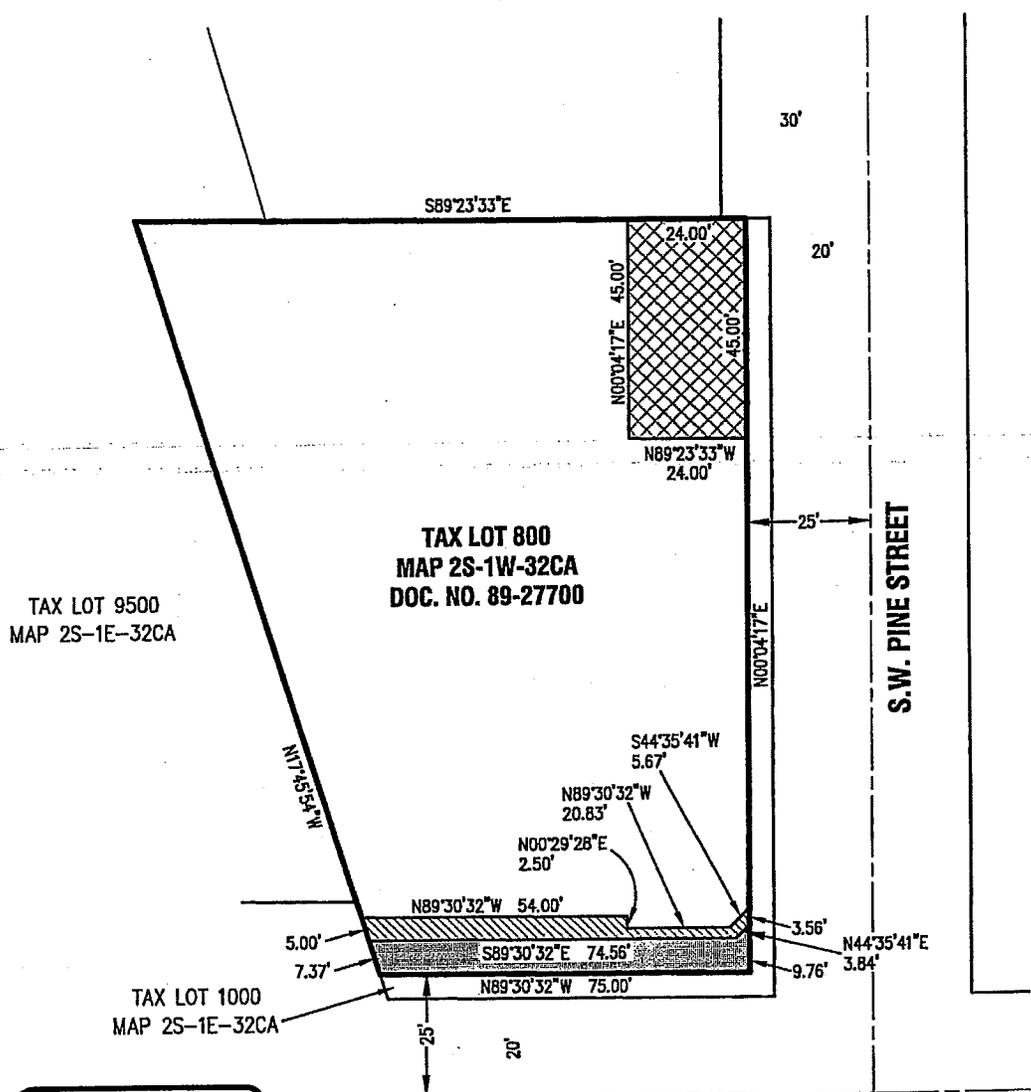
TEMPORARY CONSTRUCTION
EASEMENT, 1080 SQUARE FEET



PERMANENT SLOPE
EASEMENT, 313 SQUARE FEET



Scale: 1" = 30'



TAX LOT 9500
MAP 2S-1E-32CA

TAX LOT 800
MAP 2S-1W-32CA
DOC. NO. 89-27700

TAX LOT 1000
MAP 2S-1E-32CA

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Don Devlaeminck
OREGON
JULY 14, 1978
DON DEVLAEINCK
1634

DATE OF SIGNATURE: *11/14/07*
VALID UNTIL 12/31/2007

S.W. SUNSET BLVD.

S.W. PINE STREET

EXHIBIT "B"



COMPASS ENGINEERING

ENGINEERING SURVEYING PLANNING
4105 INTERNATIONAL WAY, SUITE 501 (503) 653-8093 PHONE
MILWAUKIE, OREGON 97222 WWW.COMPASS-ENGINEERING.COM

GEORGE G. AND JANET M. BECHTOLD
23495 S.W. PINE STREET
SHERWOOD, OREGON 97140