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Public Utility Easement

Washington County, Oregon 2008-086193
10/16/2008 02:43:40 PM
D-E Cnt=1 Stn=21 RECORDS1
\$20.00 \$5.00 \$11.00 - Total = \$36.00



01299041200800861930040041
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



DATED: August 14, 2008

AFTER RECORDING RETURN TO:

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

BETWEEN:

Grantors: Sherwood Storage, LLC
14855 SE 82nd Ave
Clackamas, OR 97015

Grantee:
City of Sherwood
22560 SW Pine Street
Sherwood, OR. 97140

THIS GRANT OF A PUBLIC UTILITY EASEMENT is made by and between Sherwood Storage, LLC, its successors and assigns ("Grantor") and the City of Sherwood, an Oregon municipal corporation, its successors and assigns ("Grantee" or "City") for the consideration hereinafter stated. The public utility easement exists over, under, through, across and along the full width and length of the premises described as follows, ("Easement Area") to wit:

1. A legal description is set forth in EXHIBIT "A," attached and incorporated by reference.
2. A map of the above legal description is set forth in EXHIBIT "B," attached and incorporated by reference.

The true consideration for this conveyance is \$00.00. However, the actual consideration consists of other value given, which value constitutes the whole consideration.

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

Grantor hereby covenants to and with Grantee that Grantor is the owner of said property, which is free from all encumbrances, except for easements, conditions and restrictions of record, and that Grantor will warrant and defend the easement rights herein granted from all claims whatsoever.

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 for utility purposes, including but not limited to water, wastewater, drainage, electric, fiber optic, telephone and cable and shall have the right to install, construct, operate, maintain, repair, replace and reconstruct said facilities as Grantee may deem necessary over, across, through, in and under the property described in Exhibits "A" and "B."

City upon the initial installation (as applicable) and upon each and every occasion that the same be repaired, replaced, renewed, added to, or removed, will restore the premises of the Grantors, and any 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

EXHIBIT "A"

8' PUBLIC UTILITY EASEMENT (WILDROSE PLACE)

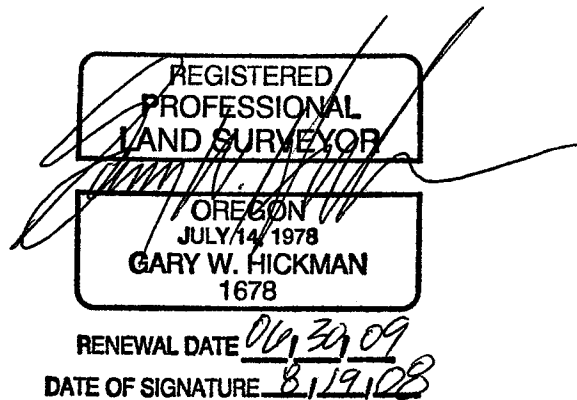
A portion of Lot 1 of "EDY ROAD INDUSTRIAL PARK" (as recorded in Plat Book 101 Page 49) in the Northeast quarter of Section 28, Township 2 South, Range 1 West, Willamette Meridian, Washington County, Oregon, being more particularly described as follows:

Beginning at the northeast corner of said Lot 1; thence following the north boundary of said Lot 1, North 89°41'39" West 7.00 feet to the True Point of Beginning; thence following a line 7.00 west of and parallel with the east boundary of said Lot 1, South 00°26'01" West 243.51 feet; thence South 34°57'27" West a distance of 14.12 feet; thence following a line 15.00 feet west of and parallel with the east boundary of said Lot 1, North 00°26'01" East 255.12 feet to a point on the north boundary of Lot 1; thence following the north boundary of Lot 1, South 89°41'39" East 8.00 feet to the True Point of Beginning.

All bearings for the above descriptions are based upon the said plat of "EDY ROAD INDUSTRIAL PARK".

Doc. 80607_pue.doc

Date: Tuesday, August 19, 2008



NE CORNER OF LOT 1
EDY ROAD INDUSTRIAL PARK

POINT OF BEGINNING

LOT 1
"EDY ROAD
INDUSTRIAL
PARK"

Bearing Table		
No.	Bearing	Distance
L1	S 00°26'01" W	243.51'
L2	S 34°57'27" W	14.12'
L3	N 00°26'01" E	255.12'
L4	S 89°41'39" E	8.00'

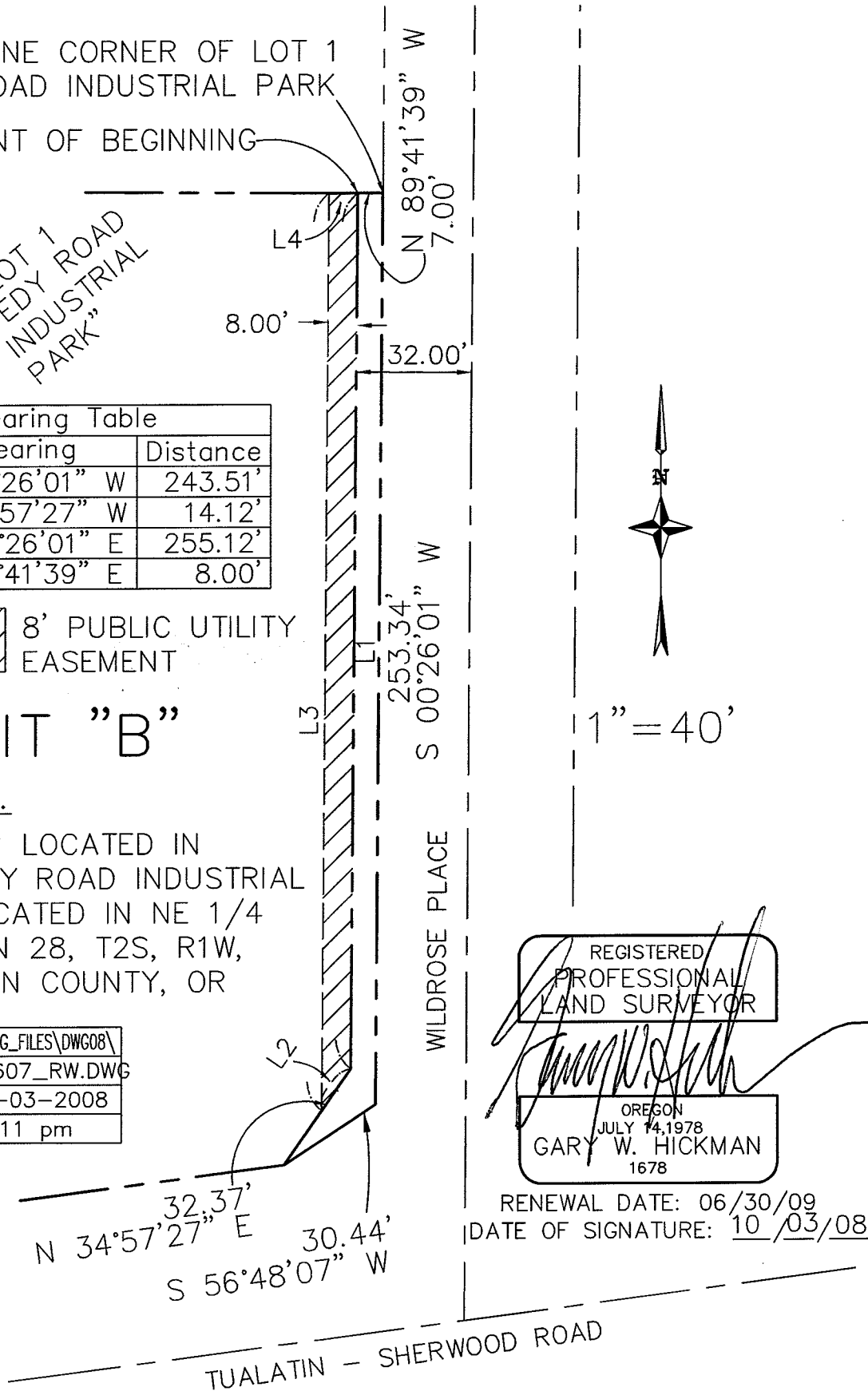
 8' PUBLIC UTILITY
EASEMENT

EXHIBIT "B"

8' P.U.E.

DEDICATION LOCATED IN
LOT 1, "EDY ROAD INDUSTRIAL
PARK", LOCATED IN NE 1/4
OF SECTION 28, T2S, R1W,
WASHINGTON COUNTY, OR

File Path:	I:\DWG_FILES\DWG08\
File Name:	80607_RW.DWG
Plot Date:	10-03-2008
Plot Time:	11:11 pm



1" = 40'

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gary W. Hickman

OREGON
JULY 14, 1978
GARY W. HICKMAN
1678

RENEWAL DATE: 06/30/09
DATE OF SIGNATURE: 10/03/08