



02189516201600628680040044

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



**Non-Exclusive Utility Easement**

DATED: August 09, 2016

**AFTER RECORDING RETURN TO:**

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

**BETWEEN:**

**Grantor:**

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

**Grantee:**

Portland General Electric (PGE), an Oregon company  
Attn: Property Services Department  
121 SW Salmon Street, 3WTC0406  
Portland, OR 97204

THIS GRANT OF A PUBLIC UTILITY EASEMENT is made by and between the City of Sherwood, an Oregon municipal corporation, its successors and assigns ("Grantor" or "City") and Portland General Electric Company its successors and assigns ("Grantee") 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 \$4,567.42. However, the actual consideration consists of other value given, which value constitutes the whole consideration.

This document is intended to establish a permanent non-exclusive 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.

Grantee shall have the right to use the property for utility purposes, including but not limited to electrical utility purposes and shall have the right to install, construct, operate, maintain, repair, replace and reconstruct said facilities as Grantee may reasonably deem necessary over, across, through, in and under the property described in Exhibits "A" and "B."

Grantee 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 any topsoil, pavement, lawn and nursery stock of like kind and quality subject to reasonable substitution as may be necessitated by obstruction of interference with the use granted herein. Grantee shall not assign this easement without the written consent of Grantor.

IN WITNESS WHEREOF, the undersigned grantor has executed this easement this 8 day of Aug, 2016.

GRANTOR: City of Sherwood

STATE OF OREGON )  
 )ss  
County of Washington )

On this 8<sup>th</sup> day of August, 2016, before me, a notary public in and for said County and State, personally appeared Joseph Gall as City manager for the City of Sherwood, known to me to be their person whose names subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal on the day and year above written.

Michelle Babcock  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 10-8-17

[Signature]  
Robert J. Galati, P.E., City Engineer  
JOSEPH GALL, FCMA - CM, CITY MANAGER  
8/8/16  
Date



[Signature]  
Approved as to form: City Attorney

GRANTEE:  
Accepted on behalf of Portland General Electric  
This 28 day of July, 2016

[Signature]  
Signature  
Mike Livingston  
Name (printed)  
mgr, PG&E  
Title

Exhibit A

Legal Description

A PORTION OF THE PROPERTY CONVEYED BY THAT WARRANTY DEED RECORDED IN BOOK 856, PAGE 16 OF THE RECORDS OF WASHINGTON COUNTY, OREGON, IN SECTION 32, TOWNSHIP 2 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF SHERWOOD, WASHINGTON COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: **COMMENCING** AT A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "COMPASS ENGINEERING" SET IN THAT SURVEY FILED IN THE RECORDS OF THE WASHINGTON COUNTY SURVEYOR AS SURVEY NUMBER 31,219, FOR THE CENTER OF SAID SECTION 32, FROM WHICH A 5/8 INCH IRON ROD WITH A 1-1/2 INCH ILLEGIBLE ALUMINUM CAP SET IN PARTITION PLAT 2013-025, OF THE RECORDS OF WASHINGTON COUNTY, FOR A POINT ON THE CENTERLINE OF SW DIVISION STREET BEARS SOUTH 88°54'58" EAST 1316.01 FEET; THENCE SOUTH 81°37'19" EAST 483.00 FEET TO THE **TRUE POINT OF BEGINNING**; THENCE SOUTH 00°36'02" WEST 21.50 FEET; THENCE SOUTH 89°23'58" EAST 127.25 FEET; THENCE SOUTH 00°36'02" WEST 21.00 FEET; THENCE SOUTH 89°23'58" EAST 2.75 FEET; THENCE SOUTH 01°10'45" EAST 17.50 FEET; THENCE NORTH 88°49'15" EAST 10.00 FEET; THENCE NORTH 01°10'45" WEST 15.00 FEET; THENCE NORTH 88°49'15" EAST 3.00 FEET; THENCE NORTH 01°10'45" WEST 10.00 FEET; THENCE SOUTH 88°49'15" WEST 7.51 FEET; THENCE NORTH 00°36'02" EAST 21.33 FEET; THENCE NORTH 89°23'58" WEST 127.25 FEET; THENCE NORTH 00°36'02" EAST 13.50 FEET; THENCE NORTH 89°23'58" WEST 8.00 FEET TO THE **TRUE POINT OF BEGINNING**.

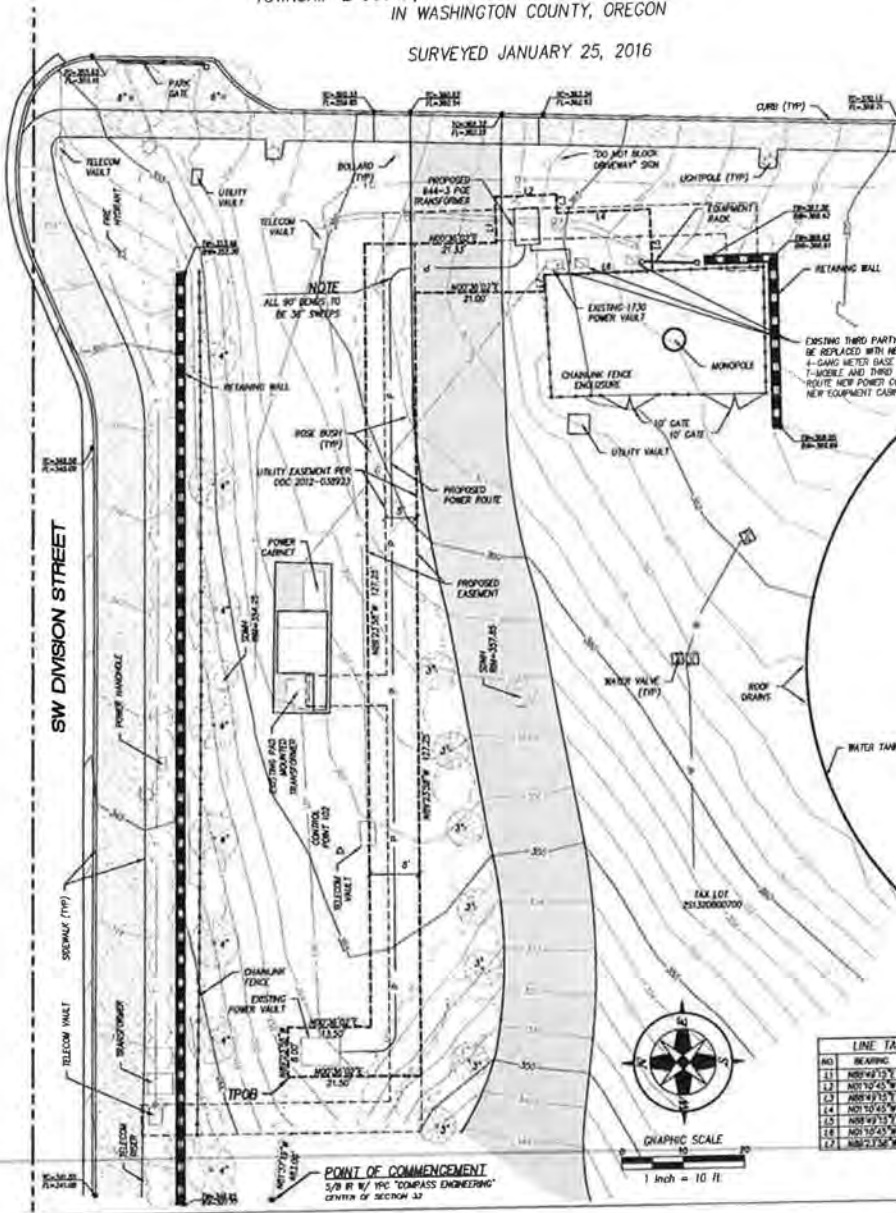
CONTAINS 1597 SQUARE FEET MORE OR LESS.

# Exhibit B

## TOPOGRAPHIC SURVEY: SNYDER PARK - PO01295A

NW 1/4 OF THE SE 1/4 OF SECTION 32  
 TOWNSHIP 2 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN  
 IN WASHINGTON COUNTY, OREGON

SURVEYED JANUARY 25, 2016



### LOCATION MAP

SCALE: NOT TO SCALE



### VICINITY MAP

SCALE: NOT TO SCALE

NO.	BEARING	LENGTH
11	N08°45'15" E	7.51
12	N07°25'05" W	63.00
13	S88°47'15" E	3.00
14	N01°10'45" W	15.00
15	N88°47'15" E	15.00
16	N01°10'45" W	17.50
17	S88°47'15" E	2.75

