

After Recording Return to:
Sherwood City Hall
Engineering Department
Attn: Jo Guediri
22560 SW Pine St.
Sherwood, OR
97140

Washington County, Oregon
05/28/2019 11:42:46 AM
D-DD Cnt=1 Stn=7 C LOUCKS
\$20.00 \$5.00 \$11.00 \$60.00 - Total = \$96.00



02484574201900326060040046

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



RERECORDED AT THE REQUEST OF THE CITY OF SHERWOOD TO CORRECT EXHIBIT "A"
DESCRIPTION CORRECTING TOWNSHIP 1 SOUTH TO TOWNSHIP 2 SOUTH ON DOCUMENT
#2005-009608



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



20
11
37

DEDICATION

Dated: _____

AFTER RECORDING RETURN TO:

City of Sherwood
Engineering Division
400 SE Willamette Street.
Sherwood, OR. 97140

RIGHT-OF-WAY DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that Dennis and Paula Yuzon, hereinafter called dedicator, in consideration of application approval and other good and valuable consideration received, does hereby dedicate to the use of the public forever, for public roadway and public utility purposes, all that certain land described as follows:

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

Dedicator covenants and warrants to the City of Sherwood, it's successors and assigns, that he/she/they is/are lawfully seized in fee simple of the above described premises, free from all encumbrances and that dedicator will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

In witness whereof, the dedicator has executed this instrument this 25th day of January 2004.5 days

Dennis A. Yuzon
Name

Paula B. Yuzon
Name

STATE OF OREGON

County of Washington) SS.
)

Personally appeared the above named Dennis Yuzon and Paula Yuzon acknowledged the foregoing instrument to be a voluntary act and deed.

Donna K Gordon Before Me:



Donna K Gordon
NOTARY PUBLIC FOR OREGON
Commission Expires: 08/26/2006

This dedication is accepted on behalf of the public by the City of Sherwood, however, the City of Sherwood does not accept responsibility to maintain the described above and is not responsible for any damages resulting on the dedicated property prior to the date that that improvements are completed and the property is opened for public use. By acceptance alone, the city of Sherwood does not open the subject property for public use.

THE CITY OF SHERWOOD

By: Eugene F. Thomas
Eugene F. Thomas, Interim City Engineer

Date: 26 Jan 05

By: Ross E. Schultz
Ross E. Schultz, City Manager
Date: 1-26-05

RECEIVED
FEB 9 - 2005
PUBLIC WORKS

Recorded By
First American Title Insurance Company of Oregon
No. 417985-238

First American Title Accommodation
Recording Assumes No Liability



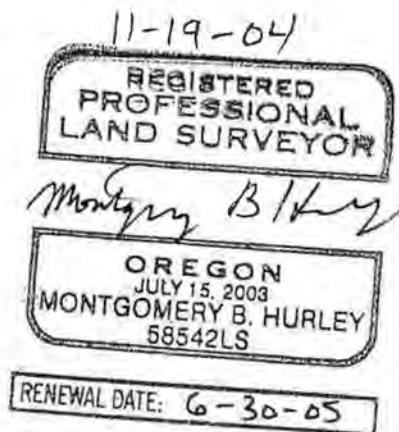
EXHIBIT "A"

A Right-of-Way dedication located in the Northwest One-Quarter of the Southwest One-Quarter of Section 33, Township 1 South, Range 1 West of the Willamette Meridian, City of Sherwood, Washington County, Oregon, located on the property described in Document Number 87-011209, Washington County Deed Records, being more particularly described as follows:

A line, being offset 25 feet to the north of the northerly line of that flag pole portion of Parcel 1 of Partition Plat Number 1991-078, recorded with the Washington County Surveyor, and extending from the SW Murdock Road right-of-way line to the northerly line of said Parcel 1 of Partition Plat Number 1991-078.

The Right-Of-Way dedication contains 17,701 square feet, more or less.

The Basis of Bearings for the legal description is per Survey Number 29502.



STATE OF OREGON)
County of Washington) ss.

Personally appeared the above named Paula Ballard Yuzon and acknowledged the foregoing instrument to be a voluntary act and deed.

Before me:

Donna M. Martin
NOTARY PUBLIC FOR OREGON

My Commission Expires: 8/31/07



EXHIBIT B

LOCATED IN THE NORTHWEST ONE-QUARTER OF
THE SOUTHWEST ONE-QUARTER OF SECTION 33,
TOWNSHIP 2 SOUTH, RANGE 2 WEST OF THE
WILLAMETTE MERIDIAN, CITY OF SHERWOOD,
WASHINGTON COUNTY, OREGON

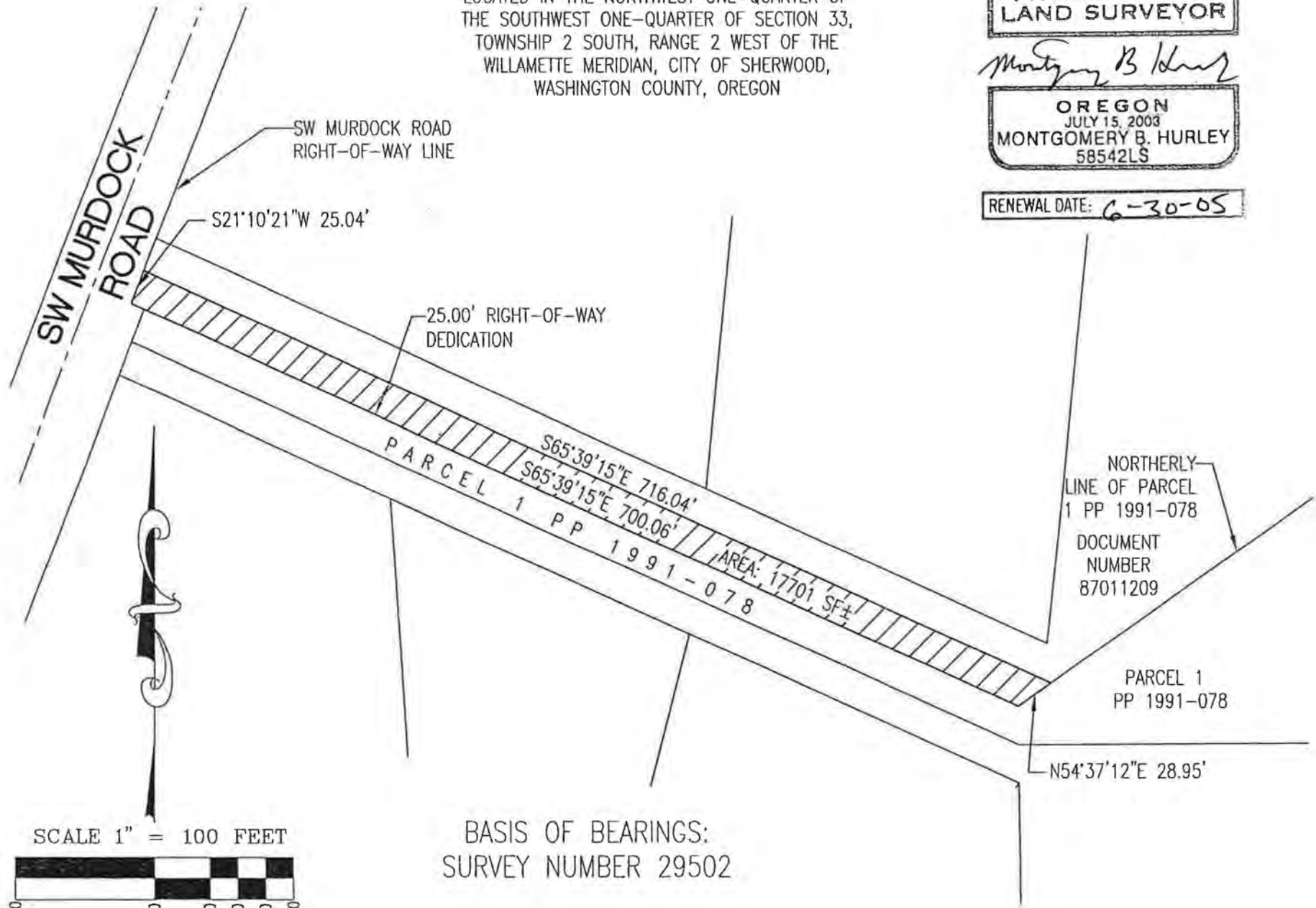
11-19-04

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Montgomery B Hurley

OREGON
JULY 15, 2003
MONTGOMERY B. HURLEY
58542LS

RENEWAL DATE: 6-30-05



SCALE 1" = 100 FEET



PP= PARTITION PLAT

BASIS OF BEARINGS:
SURVEY NUMBER 29502



Recorded Document

2019-032606

Re-Recording of 2005-009608

ROW Dedication - Yuzon

Reference pages

Not a part of record. For reference use only.

Sylvia Murphy

From: Jo Guediri
Sent: Tuesday, June 18, 2019 9:16 AM
To: Sylvia Murphy
Cc: Katie Corgan
Subject: FW: (CORRECTED) Error Found on ROW Dedication 2005-009608
Attachments: 2019-032606 Rerecording of 2005-009608.pdf

Hi Sylvia,

Right of way dedication 2005-009608 has now been re-recorded to fix the township error. 2019-032606 is attached to this email and I will put the originals in your manila file and back in to your inbox up here. Please note that Washington County put that sticker in the upper left hand corner there after I mailed it in so I guess this document would be a good example of what they want to see on any future re-recording request. Task complete!

Sincerely,

Jo

S. Jo Guediri

Engineering Program Associate

☎ 503.925.2309 | Fax 503.625.0629

✉ guedirij@sherwoodoregon.gov

🌐 www.sherwoodoregon.gov



From: Jo Guediri
Sent: Tuesday, May 21, 2019 12:10 PM
To: Sylvia Murphy <murphys@sherwoodoregon.gov>
Cc: Katie Corgan <CorganK@SherwoodOregon.gov>
Subject: FW: Error Found on ROW Dedication 2005-009608

Hi Sylvia,

In your permanent records, I need to pull the original recorded document 2005-009608 in order to resubmit it to WashCo due to an error in the description (backup info in email chain below). Would it be possible to get

that today as the property owner is trying to sell their property and this error in recording is holding up their title company. I can come down and look for it if that's easiest – just let me know. Thanks!

Sincerely,
Jo

S. Jo Guediri
Engineering Program Associate
☎ 503.925.2309 | Fax 503.625.0629
✉ guedirij@sherwoodoregon.gov
🌐 www.sherwoodoregon.gov



From: Adrian Strom [mailto:Adrian_Strom@co.washington.or.us]
Sent: Tuesday, May 21, 2019 11:55 AM
To: Jo Guediri <GuediriJ@sherwoodoregon.gov>
Subject: RE: Error Found on ROW Dedication 2005-009608

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you are expecting this email and/or know the content is safe.

Yep, if you have the original you can make changes directly to the document. If you don't have the original, you'll have to get a certified copy from our office and any changes would have to be attached.

From: Jo Guediri <GuediriJ@sherwoodoregon.gov>
Sent: Tuesday, May 21, 2019 11:52 AM
To: Adrian Strom <Adrian_Strom@co.washington.or.us>
Subject: RE: Error Found on ROW Dedication 2005-009608

Hi Adrian,

We should have the original with our City Recorder. I'll check and if so, submit the original with a new cover sheet with those notes you mentioned. Does that sound ok?

Sincerely,
Jo

S. Jo Guediri
Engineering Program Associate
☎ 503.925.2309 | Fax 503.625.0629
✉ guedirij@sherwoodoregon.gov

www.sherwoodoregon.gov



From: Adrian Strom [mailto:Adrian_Strom@co.washington.or.us]
Sent: Tuesday, May 21, 2019 11:45 AM
To: Jo Guediri <GuediriJ@sherwoodoregon.gov>
Subject: RE: Error Found on ROW Dedication 2005-009608

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you are expecting this email and/or know the content is safe.

It will be the same process for the 2005 document you want to re-record. Include a cover sheet with “Rerecorded at the request of _____ to correct _____ on document # _____”.

Do you have the original Dedication deed?

Thanks,
Adrian

From: Jo Guediri <GuediriJ@sherwoodoregon.gov>
Sent: Tuesday, May 21, 2019 11:38 AM
To: Adrian Strom <Adrian_Strom@co.washington.or.us>
Subject: FW: Error Found on ROW Dedication 2005-009608

Hi Adrian!

I’m hoping you can help me with the question below as a title company is trying to get a recorded document corrected. Thanks!

Sincerely,

Jo

S. Jo Guediri

Engineering Program Associate

☎ 503.925.2309 | Fax 503.625.0629

✉ guedirij@sherwoodoregon.gov

🌐 www.sherwoodoregon.gov





From: Jo Guediri
Sent: Thursday, May 16, 2019 10:48 AM
To: at@co.washington.or.us
Cc: Angi Duyck <Angi_Duyck@co.washington.or.us>
Subject: Error Found on ROW Dedication 2005-009608

Hello – I received Angi’s out-of-office email but had a quick question below:

Hi Angi,

I have a question for you. A title company called me this morning to point out that ROW Dedication number 2005-009608 has the wrong township listed in the property description under Exhibit A (it’s written as 1S instead of 2S).

I’ve attached an example of a previously re-recorded ROW document we had to do. May we do the same-type thing for 2005 document or has procedure changed?

Thanks for your help.

Sincerely,

Jo

S. Jo Guediri

Engineering Program Associate

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