

EASEMENT

BOOK 406 PAGE 635

KNOW ALL MEN BY THESE PRESENTS, That we, PAUL R. BIGGS and EUNICE M. BIGGS, husband and wife, in consideration of the sum of TEN (\$10.00) DOLLARS to us paid by OREGON CITY, a municipal corporation, do grant, bargain, sell and convey unto said OREGON CITY, a municipal corporation, the following:

An easement for sewer and water drainage line or lines in a strip of land on the Easterly side of Lot 4, Block 1, Rivercrest Addition to Oregon City, Oregon, according to the duly recorded plat thereof in Clackamas County, Oregon, as follows:

Beginning at an iron pipe on the South boundary of Lot 4, Block 1, Rivercrest Addition to Oregon City, Oregon, which pipe is S. 89° 56' E. 54.25' distant from the S. W. Corner of said Lot 4, Block 1, Rivercrest Addition to Oregon City, Oregon, thence N. 29° 42' E. parallel with the Easterly boundary of said Lot 4, a distance of 140' more or less to its intersection with the northeasterly boundary of said lot, thence southeasterly along northeasterly boundary of said lot to an iron pipe set at the most easterly corner of said lot, thence S. 29° 42' W. 126.27 feet to S. E. corner of Lot, thence westerly along southerly boundary of said lot 15.75 feet to the place of beginning.

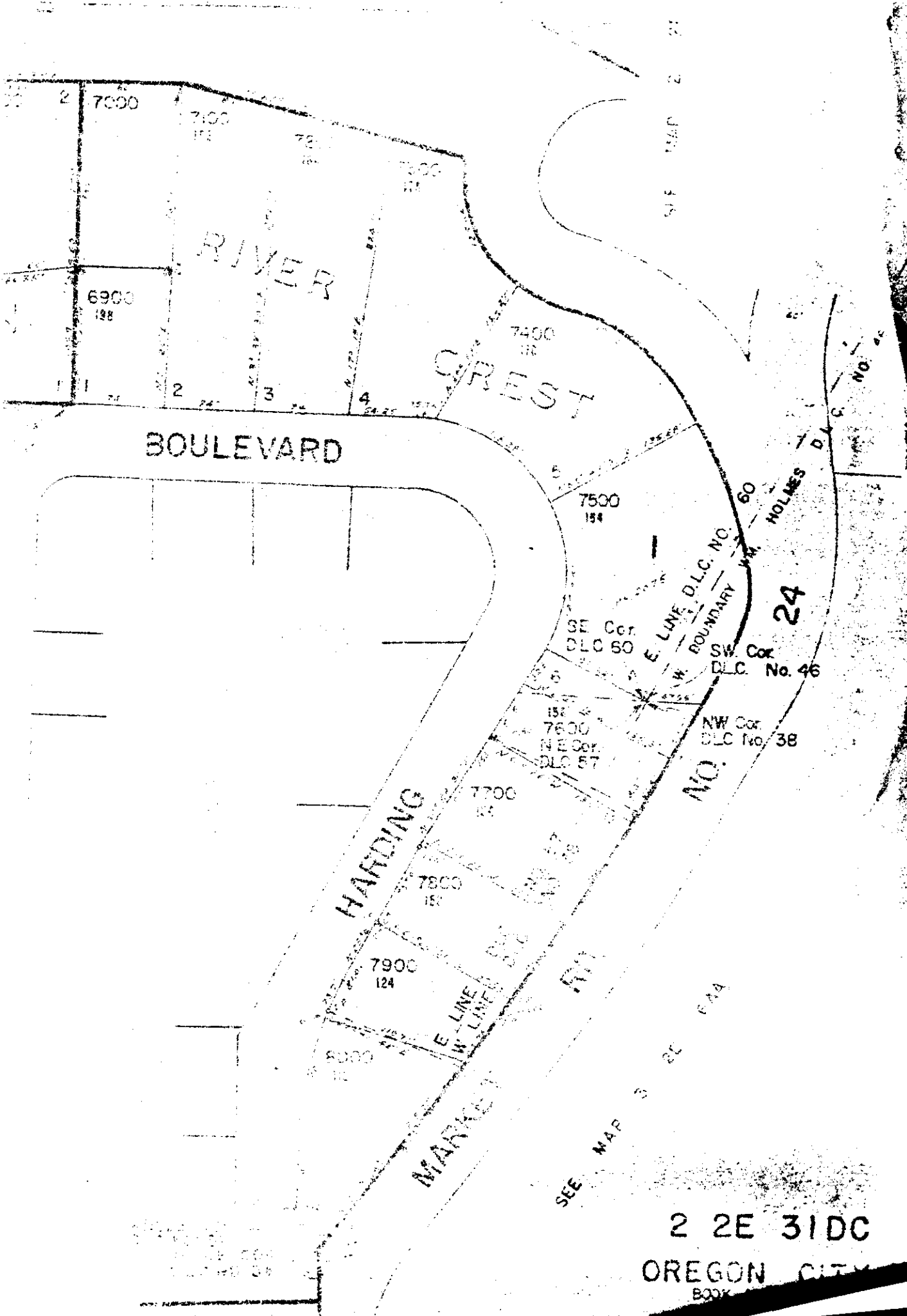
Together with the right of ingress and egress thereto to lay, inspect, repair, replace, and maintain said sewer and water drainage line or lines, said line or lines to be at least two feet under ground. Grantee agrees that fences, shrubs, and grounds disturbed or removed by it for any of the purposes aforesaid shall be restored, as nearly as possible, to the same condition as found by said grantee.

Witness our hands and seals this 15<sup>th</sup> day of April, 1948.

Paul R. Biggs (SEAL)  
Eunice M. Biggs (SEAL)

STATE OF OREGON        )  
                              ) ss.  
County of Clackamas )

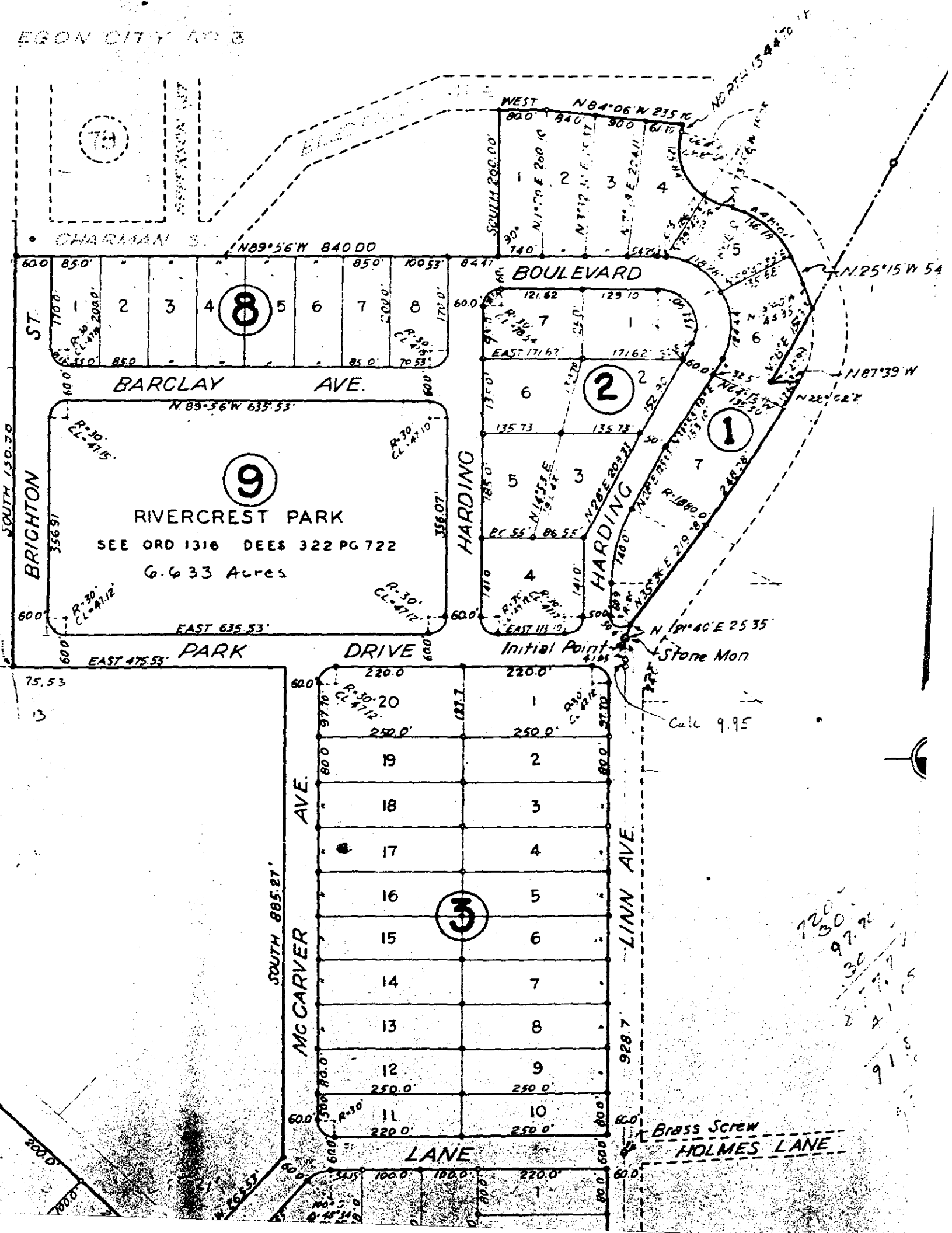
BE IT REMEMBERED, That on this 15<sup>th</sup> day of April A. D. 1948 before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named PAUL R. BIGGS and EUNICE M. BIGGS, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely



2 2E 31DC

OREGON CITY

BOOK



*Title Department*  
**COMMONWEALTH, INC.**

*Title Insurance and Escrows*

731 S. W. Stark Street

PORTLAND 5, OREGON

Oregon City, Oregon

April 12, 1948

*Oregon City Abstract Co.  
Third Floor South of Court House  
Oregon City, Oregon*

City of Oregon City  
% Alden E. Miller  
City

RE: #24760  
Pt Lot 4, Blk 1 River Crest  
Paul R. Biggs et ux

Gentlemen:

We have examined the title of the following described real property, situated in the County of Clackamas and State of Oregon, to-wit:

Lot Four (4) in Block One (1) RIVER CREST ADDITION TO OREGON CITY, OREGON, according to the duly recorded plat thereof.

and find that the same stands in the name of

PAUL R. BIGGS and EUNICE M. BIGGS, husband and wife  
as tenants by the entirety

subject to:

1. Reservations and Restrictions of record.
2. Taxes are all paid including 1947-8.

3. A mortgage originally in the sum of \$6000.00 made by Paul R. Biggs and Eunice M. Gibbs, his wife to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF OREGON CITY, dated July 12, 1944, recorded July 13, 1944 in Book 269 of Mortgages at page 579, records of Clackamas County, Oregon.

You are proposing to take an Easement to the City of Oregon City over and across and along the Easterly 15.75 feet of the said Lot.

When the enclosed description is amended as noted it will appear that the same is correct.

Sketch enclosed.

The fee for this report will be \$12.50

Very truly yours

OREGON CITY ABSTRACT COMPANY, agt.,

By

*L.A. Henderson*  
L.A. Henderson, President

LAH/eg

Oregon City, Oregon  
April 18, 1948

City of Oregon City  
% Alden E. Miller  
City

Re: 724760  
Pt Lot 4, Blk 1 River Crest  
Paul R. Biggs et ux

Gentlemen:

We have examined the title of the following described real property, situated in the County of Clackamas and State of Oregon, to-wit:

Lot Four (4) in Block One (1) RIVER CREST ADDITION TO OREGON CITY, OREGON, according to the duly recorded plat thereof.

and find that the same stands in the name of

PAUL R. BIGGS and EUNICE M. BIGGS, husband and wife  
as tenants by the entirety

subject to:

1. Reservations and Restrictions of record.
2. Taxes are all paid including 1947-3.

3. A mortgage originally in the sum of \$8000.00 made by Paul R. Biggs and Eunice M. Gibbs, his wife to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF OREGON CITY, dated July 12, 1944, recorded July 13, 1944 in Book 289 of Mortgages at page 579, records of Clackamas County, Oregon.

You are proposing to take an Easement to the City of Oregon City over and across and along the Easterly 18.75 feet of the said Lot.

When the enclosed description is amended as noted it will appear that the same is correct.

Sketch enclosed.

The fee for this report will be \$12.50

Very truly yours

OREGON CITY ABSTRACT COMPANY, agt.,  
By

L.A. Henderson, President

LAH/eg

DESCRIPTION FOR EASEMENT  
FROM BIGGS THRU LOT #4 BLOCK 1  
RIVERCREST ADDITION TO OREGON CITY

*a strip of land on*  
~~containing~~  
An easement ~~along~~ the Easterly side of Lot 4, Block 1, River-  
crest, *as shown on map of*

Beginning at an iron pipe on the South boundary of Lot 4, Block 1,  
Rivercrest, *which is* which pipe is S.  $89^{\circ} 56'$  E. 54.25' distant from the S.W.  
Corner of said Lot 4, Block 1, Rivercrest, *thence* thence N.  $29^{\circ} 42'$  E.  
parallel with the Easterly boundary of said Lot 4, a distance of  
140' more or less to its intersection with the northeasterly boundary  
of said lot, thence southeasterly along northeasterly boundary of  
said lot to an iron pipe set at the most easterly corner of said lot,  
thence S.  $29^{\circ} 42'$  W. 126.27 feet to S.E. corner of Lot, thence wester-  
ly along southerly boundary of said lot 15.75 feet to the place of  
beginning.

*replaced, replaced, replace*  
*replaced*  
*line*  
*and*

*C/S*  
*replaced*  
*replaced*



Decd-1948

Re: Easement for Sewer + Water  
drainage

Z-2E-310C 7300

Paul R. + Eunice M. Biggs

DOC# 7051

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1010	7

Entt  
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