

AFTER RECORDING RETURN TO:

City Recorder (Leilani Bronson-Crelly)
P.O. Box 3040
Oregon City, Oregon 97045-0304



\$51.00

03/08/2005 02:17:00 PM

D E Cnt=1 Str=2 BEVL
\$30.00 \$11.00 \$10.00

Tax Map No.: 3-2E-9DD TL 1900, 2000 & 2100
Subdivision : Carrington Place, Lots: 19, 20 & 21
Engineering No.: TP99-11

Grantor: Ament, Bruce A.

CITY OF OREGON CITY, OREGON PUBLIC UTILITY(S) EASEMENT

KNOW ALL BY THESE PRESENTS, THAT Bruce A. Ament
hereinafter called the GRANTOR, do(es) hereby grant unto the City of Oregon City, hereinafter called the CITY, its successors in interest and assigns, a permanent easement and right-of-way, including the permanent right to construct, reconstruct, operate, and maintain Public Utilities on the following described land:

See attached Exhibit "A" Legal Description and attached

Exhibit "B" Sketch for Legal Description

TO HAVE AND TO HOLD, the above described easement unto the CITY, its successors in interest and assigns forever.

GRANTOR reserves the right to use the surface of the land for walkways, plantings, parking, and related uses. Such uses undertaken by the GRANTOR shall not be inconsistent or interfere with the use of the subject easement area by the CITY. No building or utility shall be placed upon, under, or within the property subject to the foregoing easement during the term thereof, however, without the written permission of the CITY.

Upon completion of the construction, the CITY shall restore the surface of the property to its original condition and shall indemnify and hold the GRANTOR harmless against any and all loss, cost, or damage arising out of the exercise of the rights granted herein.

The true consideration of this conveyance is \$1.00, the receipt of which is hereby acknowledged by GRANTOR.


And the GRANTOR above named hereby covenants to and with the CITY, and CITY's successors in interest and assigns that GRANTOR is lawfully seized in fee simple of the above granted premises, free from all encumbrances (no exceptions) and that GRANTOR and their heirs and personal representatives shall warrant and forever defend the said premises and every part thereof to the CITY, its successors in interest and assigns against the lawful claims and demands of all persons claiming by, through, or under the GRANTOR.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument this 19th day of January, 2005; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

NOTICE: No stamp or corporate seal is allowed over any typed information.

Individuals, general partnerships



Signer's Name

Bruce A. AMENT

Signer's Name

(if executed by a corporation
affix corporate seal below)

Corporation/limited partnership

Corporation/Partnership Name

Signer's Name, Title

Signer's Name, Title

Signer's Name, Title

NOTICE TO NOTARIES: No notary stamp or corporate seal is allowed over any typed information.

Personal Acknowledgment
STATE OF OREGON)

County of Clackamas) ss.

Personally appeared the above named

Bruce A. Ament

and acknowledged the foregoing instrument to
be his voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON

Jeannette A. Gale

Notary's signature

My Commission Expires: 10-24-05

Stamp seal below



(Grantor's Name and Address)

City of Oregon City

P.O. Box 3040

320 Warner Milne Road

Oregon City, OR 97045-0304

(Grantee's Name and Address)

Accepted on behalf of the City of Oregon City
on the condition that the easement granted is
free and clear from any taxes, liens, and
encumbrances.

Mayor

Alvin Norris

City Recorder

Leilani Bronson-Crelly

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Corporate Acknowledgment
STATE OF OREGON)

County of _____) ss.

Personally appeared _____

_____ and _____

_____ who being duly sworn,

each for himself and not one for the other did
say that the former is the _____ president

and that the latter is the _____ secretary

of _____

_____ a corporation, and that the seal affixed

to the foregoing instrument was signed and

sealed in behalf of said corporation by

authority of its board of directors; and each of

them acknowledged said instrument to be its

voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON

Notary's signature

My Commission Expires: _____

Stamp seal below

LEGAL DESCRIPTION
15' PUBLIC UTILITY EASEMENT
CARRINGTON PLACE

JOB NO. 4180.1
01/14/05 MAR

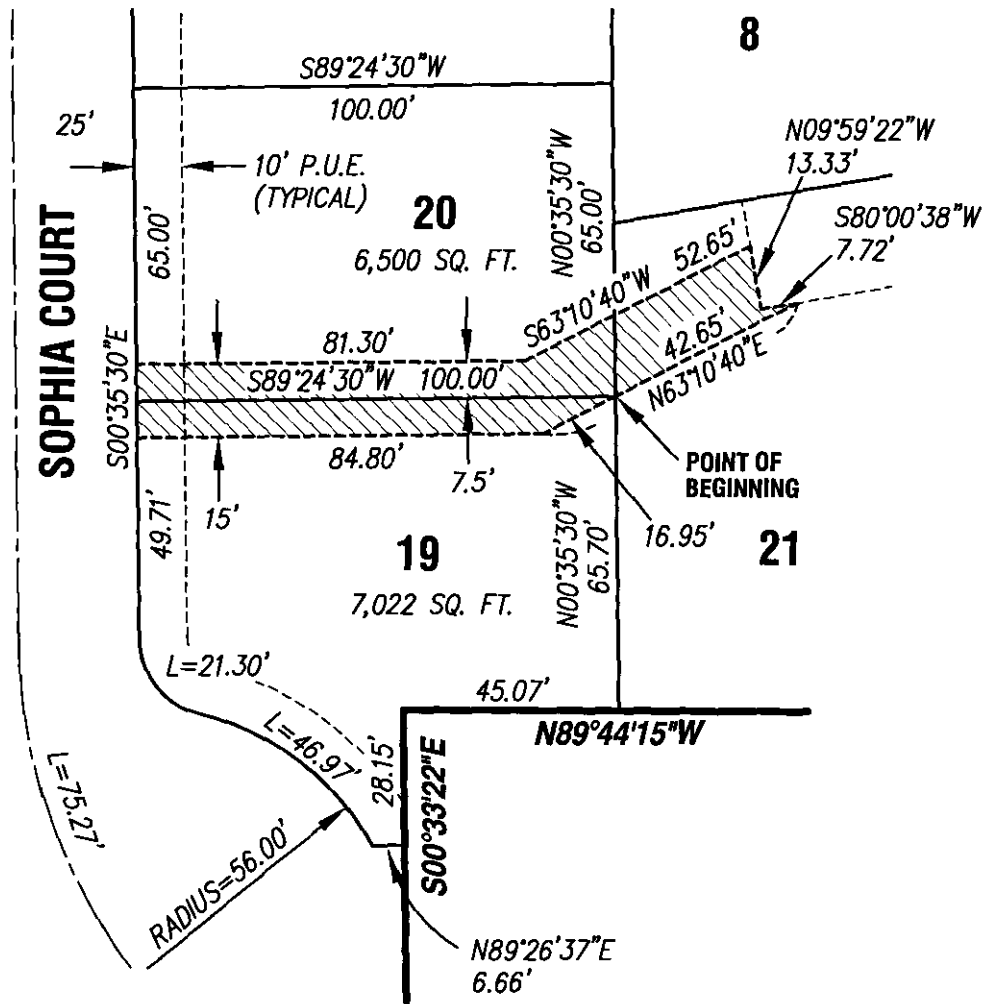
EXHIBIT "A"

A STRIP OF LAND, 15.00 FEET WIDE, LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 2 EAST, WILLAMETTE MERIDIAN, CITY OF OREGON CITY, CLACKAMAS COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 19, "CARRINGTON PLACE", A SUBDIVISION PLAT OF RECORD (NO. 3880) IN SAID CLACKAMAS COUNTY; THENCE N.63°10'40"E., 42.65 FEET; THENCE S.80°00'38"W., 7.72 FEET; THENCE N.09°59'22"W., 13.33 FEET; THENCE S.63°10'40"W., 52.65 FEET; THENCE S.89°24'30"W., 81.30 FEET TO THE EAST RIGHT-OF-WAY LINE OF SOPHIA COURT (25.00 FEET FROM CENTERLINE); THENCE ALONG SAID RIGHT-OF-WAY LINE, S.00°35'30"E., 15.00 FEET; THENCE N.89°24'30"E., 84.80 FEET; THENCE N.63°10'40"E., 16.95 FEET TO THE POINT-OF-BEGINNING.



DATE OF SIGNATURE: 1-17-05
VALID UNTIL 12/31/2006



Scale: 1" = 40'

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Michael A. Rademacher

OREGON
JULY 16, 1987
MICHAEL A. RADEMACHER
2303

DATE OF SIGNATURE: 1-17-05

VALID UNTIL 12/31/2006

EXHIBIT MAP

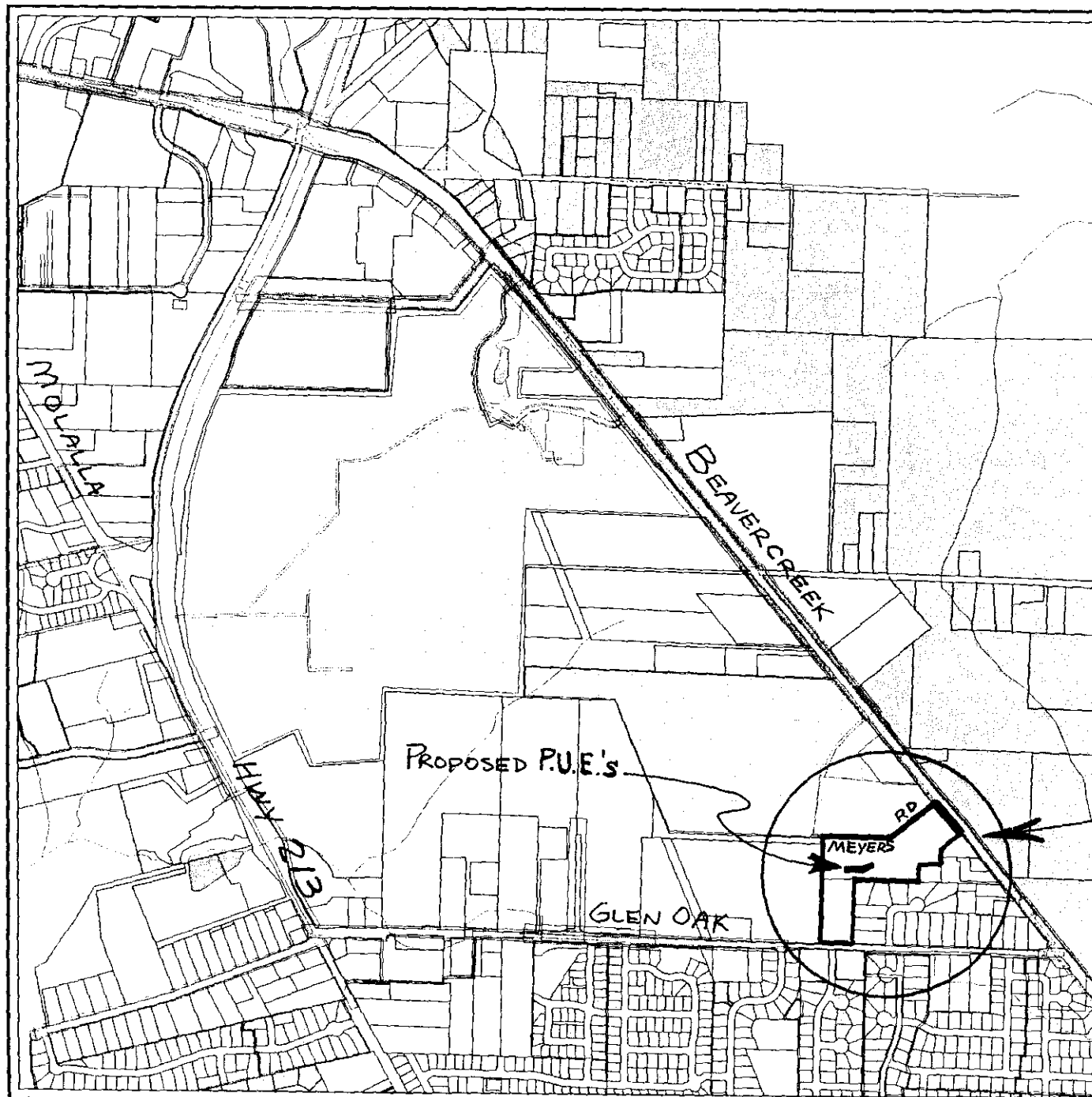


COMPASS ENGINEERING

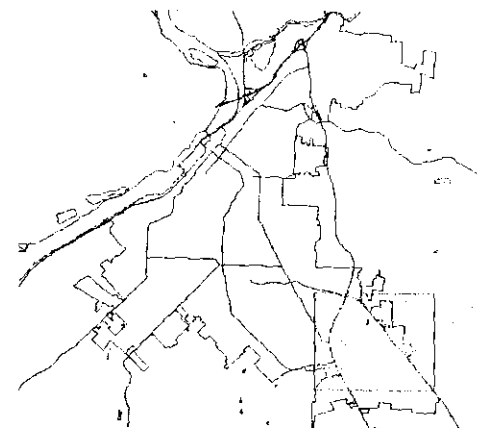
ENGINEERING SURVEYING PLANNING
6564 S.E. LAKE ROAD (503) 653-9093 PHONE
MILWAUKIE, OREGON 97222 WWW.COMPASS-ENGINEERING.COM

CARRINGTON PLACE
CITY OF OREGON CITY
CLACKAMAS COUNTY, OREGON

9



Carrington Place new PUE's AGENDA ITEM 3.2



CARRINGTON PLACE
SUBDIVISION



City of Oregon City
P.O. Box 3040
320 Warner Milne Road
Oregon City, OR 97045


The data on this map is the best
information available from the
records of the City of Oregon City.
Errors and omissions may exist.

Map created with OCMaP 2004

02/02/2005

COMMISSION REPORT: CITY OF OREGON CITY
TO THE HONORABLE MAYOR AND COMMISSIONERS

320 Warner Milne Road----(503) 657-0891

 INCORPORATED 1844	Agenda Item No.: 3.2	Topic: Public Utility Easement Over Lots 19, 20 & 21 of the Carrington Place Subdivision (TP99-11)
	Report No.: 05-011	
	Agenda Type: DISCUSSION/ACTION	
	Meeting Date: February 2, 2005	Attachments: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Prepared By: John Knapp	Reviewed By: Dean Norlin	Approved By: J. Patterson

RECOMMENDATION:

It is recommended that the City Commission adopt a motion accepting this public utility easement instrument and authorize the Mayor and City Recorder to execute it.

REASON FOR RECOMMENDATION:

This instrument provides the needed public utility easement for public storm and other future public utilities through Lots 19, 20 & 21 of the Carrington Place subdivision. The easement instrument is attached for Commission review.

BACKGROUND:

On the February 2, 2005, agenda is the Public Utility Easement for Lots 19, 20 & 21 of the Carrington Place subdivision project – City Planning File No. TP99-11.

Tax Map No. 3-2E-9DD

Tax Lots 1900, 2000 & 2100
(Lots 19, 20 & 21 respectively)

Carrington Place subdivision
(TP99-11)

BUDGET IMPACT: FY(s): N/A Funding Source: N/A

Attachment 1: Public Utility Easement

Pg 1819
12

Approved
5:0

21
30
51

P. U. E.

3-2E-9DD TL 1900, 2000 & 2100

AMENT, BRUCE A.

OVER LOTS 19, 20 & 21 OF THE
CARRINGTON PLACE SUBDIVISION
(TP 99-11)

CLACK. CO. DOC. # 2005-020052
3/08/05

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