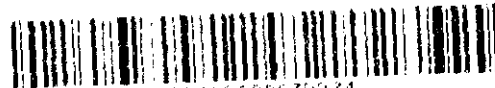


78

AFTER RECORDING RETURN TO:

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



\$56.00

00648239200400193500670074

03/08/2004 04:41:13 PM

DE Cit=1 Sm=1 DIANNAW
\$35.00 \$11.00 \$10.00

Map No.: 3-2E-16A *

Tax Lots.: 1100

Planning No.: TP 02-06 (MEADOWOOD SUBDIVISION)

Grantor: John R. & Carolyn J. Laughlin

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

* CHERRY LANE M.H.P.
SP95-45

KNOW ALL BY THESE PRESENTS, THAT JOHN R. & CAROLYN J. LAUGHLIN
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
a public water line 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 ____ day of _____, 20____; 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

John R. Laughlin
John R. Laughlin
Signer's Name

Carolyn J. Laughlin
Carolyn J. Laughlin
Signer's Name
20246 S. Molalla Ave.
Oregon City, OR 97045

(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 Arizona)

County of Maricopa) ss.

Personally appeared the above named
John R. Laughlin

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

Before me: Carol A Towers

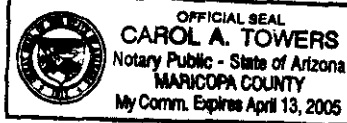
NOTARY PUBLIC FOR _____

Carol A Towers

Notary's signature

My Commission Expires: 4-13-05

Stamp seal below



John R. Laughlin
Carolyn J. Laughlin

20246 S. Molalla Ave.

Oregon City, OR 97045

(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 Morris

City Recorder

Lelan Branson-Crelly

Page 3

Personal
~~Corporate~~ Acknowledgment

STATE OF Arizona)

County of Maricopa) ss.

Personally appeared the above named
Carolyn J. Laughlin 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 and acknowledged the~~
~~foregoing instrument to be her voluntary~~
~~act and deed.~~

NOTARY PUBLIC FOR _____

Carol A Towers

Notary's signature

My Commission Expires: 4-13-05

Stamp seal below



EXHIBIT "A"

PUBLIC WATERLINE EASEMENT

SHEET 1 OF 2

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 1998-8, CLACKAMAS COUNTY SURVEY RECORDS LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 2 EAST, WILLAMETTE MERIDIAN, OREGON CITY, CLACKAMAS COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A 15.00 FOOT WIDE STRIP OF LAND LOCATED IN SAID PARCEL 2 AND BEING 7.50 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE

COMMENCING AT A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "LS#1976", SAID IRON ROD BEING THE INITIAL POINT FOR SAID PARTITION PLAT NO. 1998-8, SAID POINT ALSO BEING THE NORTHEAST CORNER OF PARCEL 2 OF SAID PARTITION PLAT; THENCE ALONG THE NORTH LINE OF SAID PARCEL 2 NORTH 88°26'04" WEST, 370.00 FEET TO THE **TRUE POINT OF BEGINNING** OF THE HEREIN DESCRIBED CENTERLINE; THENCE LEAVING SAID NORTH LINE SOUTH 01°33'59" WEST, 65.50 FEET TO THE **TERMINUS** OF THE HEREIN DESCRIBED CENTERLINE.

THE SIDELINES OF SAID WATERLINE EASEMENT SHALL BE LENGTHENED OR SHORTENED TO TERMINATE AT SAID NORTH LINE OF PARCEL 2.

SAID EASEMENT CONTAINS 983 SQUARE FEET OR 0.023 ACRES, MORE OR LESS.

TOGETHER WITH A TEMPORARY CONSTRUCTION EASEMENT LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 2 EAST, WILLAMETTE MERIDIAN, CLACKAMAS COUNTY, OREGON, SAID EASEMENT BEING OVER A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 1998-8 OF THE CITY OF OREGON CITY AS SHOWN ON THE ATTACHED EXHIBIT "B" AND HAVING 12.50 FEET OF WIDTH ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "LS#1976", SAID IRON ROD BEING THE INITIAL POINT FOR SAID PARTITION PLAT NO. 1998-8, SAID POINT ALSO BEING THE NORTHEAST CORNER OF PARCEL 2 OF SAID PARTITION PLAT;

THENCE ALONG THE NORTH LINE OF SAID PARCEL 2, NORTH 88°26'04" WEST, 370.00 FEET TO THE **TRUE POINT OF BEGINNING** OF THE HEREIN DESCRIBED CENTERLINE; THENCE LEAVING SAID NORTH LINE SOUTH 01°33'59" WEST, 65.50 FEET TO THE **TERMINUS** OF THE HEREIN DESCRIBED CENTERLINE.

EXCEPTING THEREFROM A 15.00 STRIP OF LAND HAVING 7.50 FEET OF WIDTH ON EACH SIDE OF THE ABOVE DESCRIBED PUBLIC WATERLINE EASEMENT CENTERLINE.

THE PURPOSE OF THE TEMPORARY CONSTRUCTION EASEMENT IS TO PROVIDE A 5.00 FOOT WIDE STRIP OF LAND ADJOINING AND CONTIGUOUS TO EACH SIDE OF THE 15.00 FOOT PUBLIC WATER EASEMENT AS SHOWN ON THE ATTACHED EXHIBIT "B".

SHEET 2 OF 2

THE SIDELINES OF SAID TEMPORARY CONSTRUCTION EASEMENT SHALL BE
LENGTHENED OR SHORTENED TO TERMINATE AT SAID NORTH LINE OF PARCEL 2.

SAID EASEMENT CONTAINING A TOTAL OF 655 SQUARE FEET OR 0.015 ACRES, MORE
OR LESS.

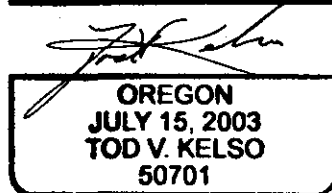
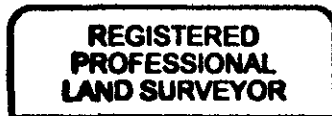
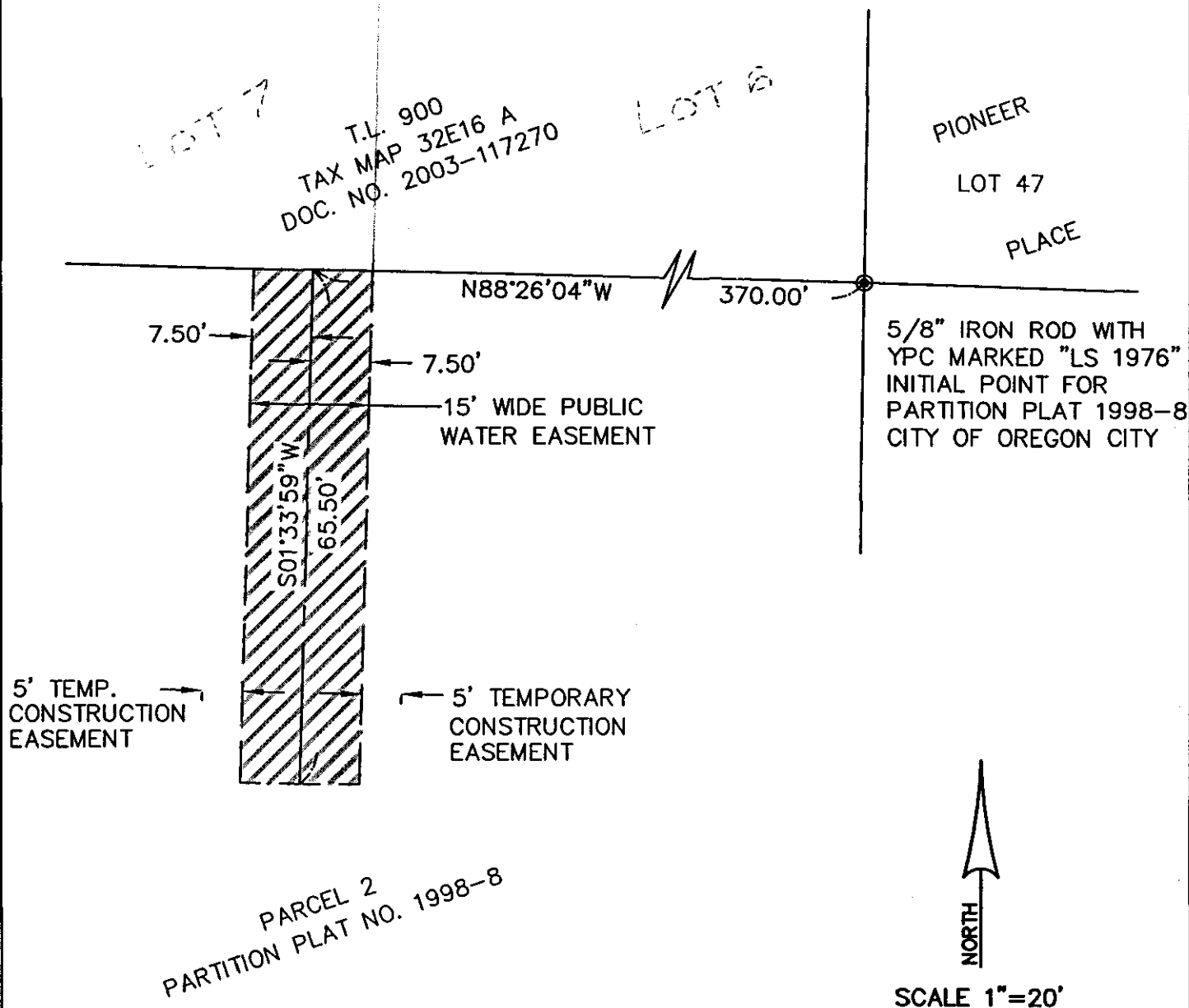



EXHIBIT "B"

FOR A 15' WIDE PUBLIC WATER EASEMENT OVER
A PORTION OF PARCEL 2, PARTITION PLAT NO. 1998-8
LOCATED IN THE NE 1/4 OF SECTION 16,
IN T. 3 S., R. 2 E., WILLAMETTE MERIDIAN
CLACKAMAS COUNTY, OREGON
DECEMBER 11, 2003



LEGEND:

 PUBLIC WATER
EASEMENT
983 SQUARE FEET
0.023 ACRES

JOB NO. CEN2901 SHEET 1 OF 2

W R G
D E S I G N I N G

5415 SW WESTGATE DR., PORTLAND, OREGON 97221

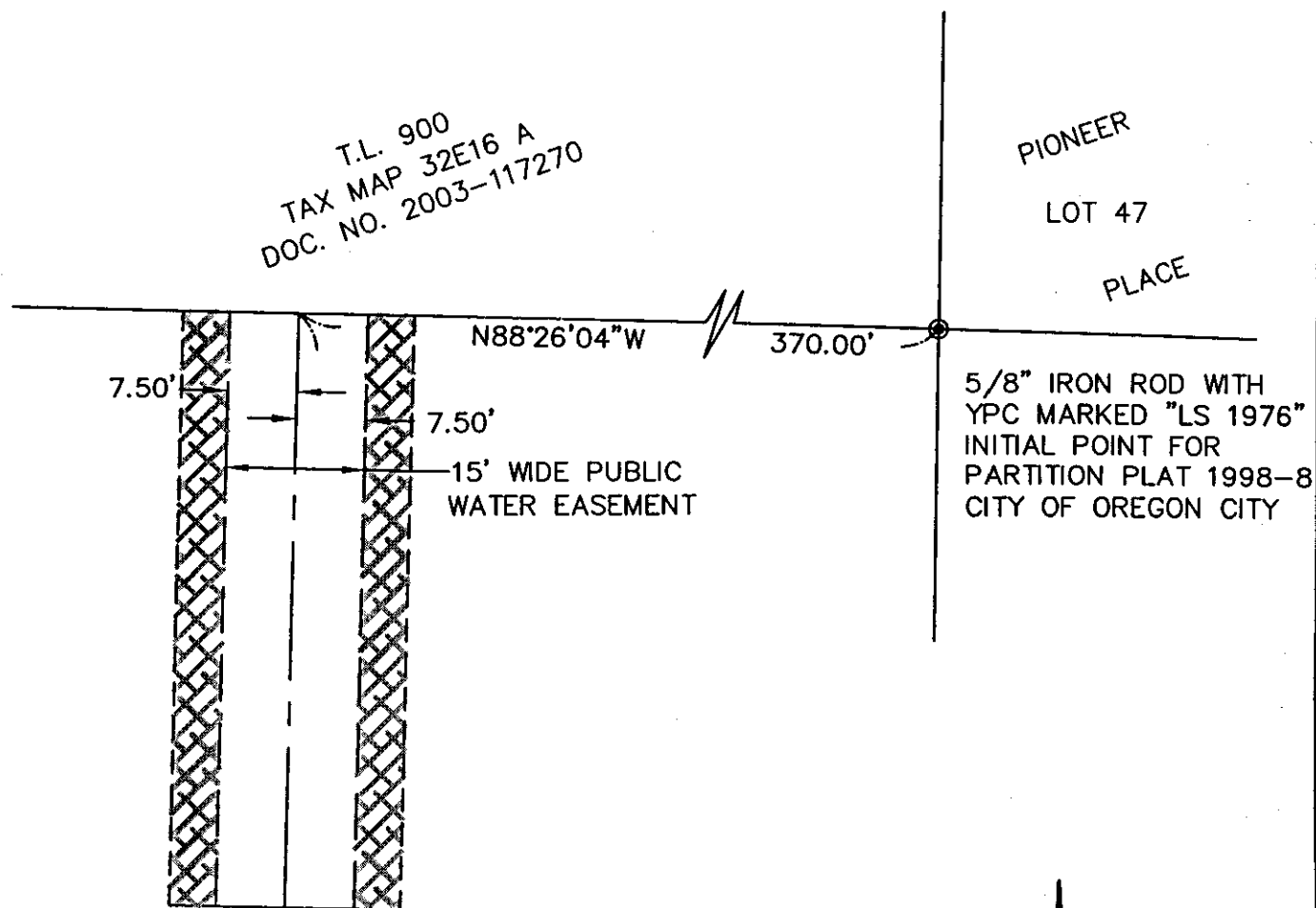
☎ (503) 419-2500 FAX: (503) 419-2600

PLANNERS ■ ENGINEERS ■ LANDSCAPE ARCHITECTS ■ SURVEYORS


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EXHIBIT "B"

FOR A TEMPORARY CONSTRUCTION EASEMENT OVER
A PORTION OF PARCEL 2, PARTITION PLAT NO. 1998-8
LOCATED IN THE NE 1/4 OF SECTION 16,
IN T. 3 S., R. 2 E., WILLAMETTE MERIDIAN
CLACKAMAS COUNTY, OREGON
DECEMBER 11, 2003



LEGEND:

 TEMPORARY CONSTRUCTION
EASEMENT
655 SQUARE FEET
0.015 ACRES

JOB NO. CEN2901 SHEET 2 OF 2

W R G
D E S I G N I N C .

5415 SW WESTGATE DR., PORTLAND, OREGON 97221

(503) 419-2500

FAX: (503) 419-2600

PLANNERS ■ ENGINEERS ■ LANDSCAPE ARCHITECTS ■ SURVEYORS

7

PUBLIC WATER

3-2E-16A T.L. 1100

JOHN R. & CAROLYN J. LAUGHLIN

CHERRY LANE M.H.P. PHASE 2

SP95.45 ~~TPO2-06~~ FOR: MEADOWOOD
SUBDIVISION, TPO2-06

CLACK CO. DEC. # 2004-019350
3/08/04

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