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2012

After recording return to:  
City Engineer, City of Oregon City  
320 Warner Milne Road  
Oregon City, OR 97045

**CITY OF OREGON CITY, OREGON  
SANITARY SEWER AND STORM SEWER EASEMENT**

KNOW ALL MEN BY THESE PRESENTS, THAT **Tina M. Covell and Mary V. Krause** hereinafter called the GRANTOR, does 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 storm sewer and sanitary sewer line, mains, and conduits over across and through the following described land:

A parcel of land lying in the Robert Caufield D.L.C. No. 53 and the Andrew Hood D.L.C. No. 44 in Section 16, Township 3 South, Range 2 East of the Willamette Meridian and being a portion of that property described in that deed to Mary V. Krause & Tina M. Covell, and recorded in Fee No. 84-28149, Film Records of Clackamas County, Oregon; the said parcel being that portion of said property included in a strip of land 20 feet in width and lying 10 feet on either side of the following described construction centerline:

**BEGINNING** at Engineer's Station 0+00, said point being on the northeasterly right-of-way of Molalla Avenue (State Highway 213), said point being South 323.10 feet and West 1193.60 feet from the North 1/4 Corner of Section 16, Township 3 South, Range 2 East of the Willamette Meridian; thence South 88°17'58" East 244.23 feet to Engineer's Station 2+44.23; thence North 65°52'33" East 53.34 feet to Engineer's Station 2+97.57; thence South 88°17'58" East 373.59 feet to Engineer's Station 6+71.16; thence North 01°10'02" East 33.16 feet to Engineer's Station 7+04.32; thence South 88°17'58" East 236.69 feet to Engineer's Station 9+41.01; thence North 01°08'33" East 282.00 feet to Engineer's Station 12+23.01, said Station being the **TERMINUS** of the herein described centerline, said Station also lying on the southerly right-of-way of Glen Oak Road, said Station being South 11.56 feet and West 284.48 feet from said North 1/4 Corner of Section 16.

The side lines of said 20 foot wide strip of land to be extended or shortened to meet at angle points and to commence at the westerly line of said Krause & Covell property and to terminate at the northerly line of said property.

Bearings are based upon the Oregon Coordinate System, North Zone.

The parcel of land to which this description applies contains 5,344 square feet, more or less.

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 **One Thousand and no/100 dollars (\$1,000.00)**, 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 of any encumbrance that would prevent or limit the use of the property for a sanitary sewer or result in such easement being subject to extinguishment, and from any encumbrance not of record as of March 9, 1993.

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.

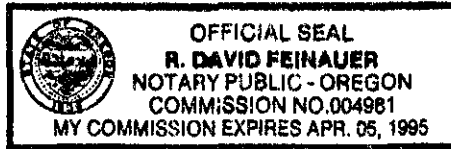
IN WITNESS WHEREOF, the GRANTOR has executed this instrument this 27<sup>th</sup> day of April 1993; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Tina M. Covell  
Tina M. Covell  
Mary V. Krause  
Mary V. Krause

STATE OF OREGON )  
 )  
County of Clackamas ) SS.

Personally appeared the above named Tina M. Covell and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

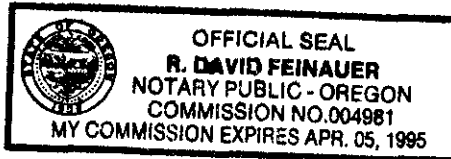


R. David Feinauer  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 4/5/95

STATE OF OREGON )  
 )  
County of Clackamas ) SS.

Personally appeared the above named Mary V. Krause and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:



R. David Feinauer  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 4/5/95

GRANTEE  
City of Oregon City  
320 Warner Milne Road  
Oregon City, OR 97045

GRANTOR  
Tina M. Covell and Mary V. Krause  
20076 S. Molalla Avenue  
Oregon City, OR 97045

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

Samuel W. Fowler  
Mayor

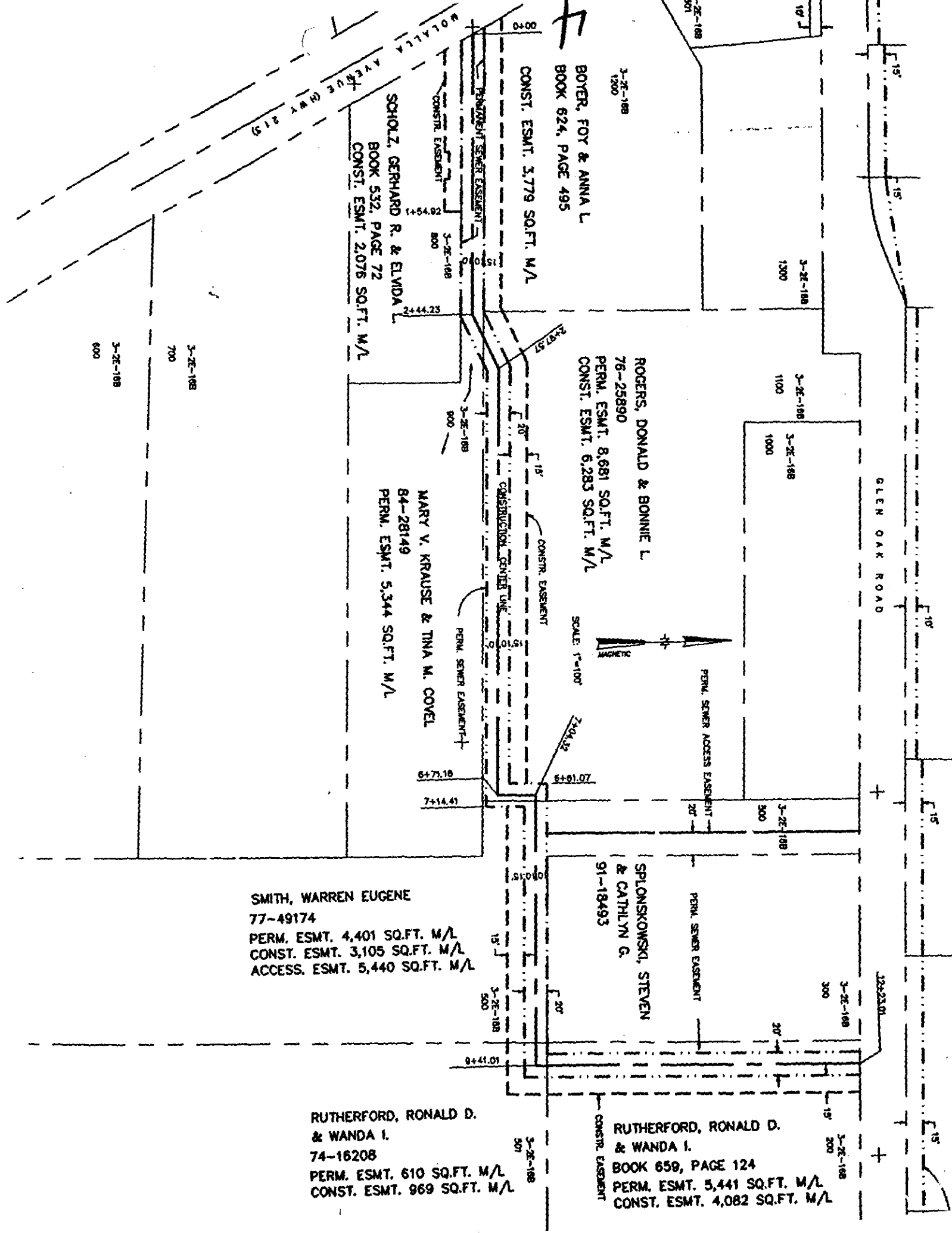
(OFFICIAL SEAL)

Frank H. Elliott  
City Recorder

Space reserved for County Record's Office

5-19-93





3-ZE-188  
1200  
BOYER, FOY & ANNA L.  
BOOK 624, PAGE 495

CONST. ESMT. 3,779 SQ.FT. M/L

SCHOLZ, GERHARD R. & ELVIDA L.  
BOOK 532, PAGE 72  
CONST. ESMT. 2,076 SQ.FT. M/L

ROGERS, DONALD & BONNIE L.  
76-25890  
PERM. ESMT. 8,681 SQ.FT. M/L  
CONST. ESMT. 6,283 SQ.FT. M/L

MARY V. KRAUSE & TINA M. COVEL  
84-28149  
PERM. ESMT. 5,344 SQ.FT. M/L

SMITH, WARREN EUGENE  
77-49174  
PERM. ESMT. 4,401 SQ.FT. M/L  
CONST. ESMT. 3,105 SQ.FT. M/L  
ACCESS. ESMT. 5,440 SQ.FT. M/L

RUTHERFORD, RONALD D.  
& WANDA I.  
74-16208  
PERM. ESMT. 610 SQ.FT. M/L  
CONST. ESMT. 969 SQ.FT. M/L

SPLONSKOWSKI, STEVEN  
& CATHLYN G.  
91-18493

RUTHERFORD, RONALD D.  
& WANDA I.  
BOOK 650, PAGE 124  
PERM. ESMT. 5,441 SQ.FT. M/L  
CONST. ESMT. 4,082 SQ.FT. M/L



# CITY OF OREGON CITY

INCORPORATED 1844

## COMMISSION REPORT

TO THE HONORABLE MAYOR AND COMMISSIONERS

FOR AGENDA

DATED

May 19, 1993

Page

1 of 1

Subject: Utility Easement for Sanitary  
and Storm Drainage  
Glen Oak Sanitary Sewer Project

Report No. 93-95

On the May 19th, 1993 City Commission agenda is a utility easement for sanitary and storm drainage for the Glen Oak Sanitary Sewer Project. Copies of the easement document and settlement agreement are attached for Commission review.

It is recommended that the City Commission adopt a motion accepting this easement, authorize the Mayor and City Recorder to execute respectively, and direct the City Recorder to record.

CHARLES LEESON  
City Manager

attach.

cc - Henry Mackenroth, Project Manager



# CITY OF OREGON CITY

Incorporated 1844

320 Warner-Milne Road  
Oregon City, OR 97045-4000  
503-657-0891

April 27, 1993

Parcel #: 22

Tax ID#: 32E 16B TL 900

Tina M. Covell and Mary V. Krause  
20076 S Molalla Avenue  
Oregon City, OR 97045

Subject: **Glen Oak Sanitary Trunk and Road Improvement Project**

Dear Property Owners:

The City of Oregon City is planning the construction of the above captioned project. As you are aware through our discussions, property you own will be affected by this project. A Permanent Easement will be necessary in order to give the City the legal right to complete the construction of the street.

In exchange for executing the documents and granting the above rights, and subject to approval, the City agrees to the following:

1. To compensate you, in full, for the Permanent Easement in the amount of \$1,000.00.
2. To clean up the construction debris at the conclusion of the project.
3. To extend a sewer stubout to your property line.
4. To maintain reasonable access. No overnight blocking of access will occur.
5. To restore driveway by re-grading to the holly tree, and applying 3" of gravel.

The total compensation for the above is \$1,000.00. Payment will be made in approximately 30 days. Thank you for your cooperation with Oregon City.

Sincerely,

Henry Mackenroth, Project Manager

*R David Feinauer*

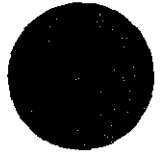
By: R. David Feinauer, Agent

pc: Mackenroth

**END OF THE OREGON TRAIL-BEGINNING OF OREGON HISTORY**

Utility Easement for  
Sanitary + Storm Drainage  
Glen Oak Sanitary Sewer

3-2E-16B 900



Tina M. Covel  
Mary V. Krause

1993

DOC# 93-41872

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