

Clackamas County Official Records
Sherry Hall, County Clerk

2003-063561



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\$15.00 \$11.00 \$10.00

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CITY PROJECT NO : CI 2003-003



**CLACKAMAS
COUNTY
RECORDING
DEPARTMENT
CERTIFICATE
PAGE**

**This page must be included
if document is re-recorded.**

Do Not remove from original document.

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JATCO 979120

<p>Grantor: <u>R & B Kiggins, L.L.C.</u> Grantee: City of Oregon City Dept. of Public Works P.O. Box 3040 Oregon City, OR 97045</p> <p>After Recording Return to: City of Oregon City Dept. of Public Works P.O. Box 3040 Oregon City, OR 97045</p> <p>Until a change is requested all taxes shall be sent to: No changes in tax statement</p>	<p>State of Oregon County of Clackamas</p> <p>This document is being recorded to correct the grantor's name of that certain easement previously recorded as Fee No. 2002-120833.</p> <p>Accepted by City of Oregon City <i>Ann Norris</i></p>
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CORRECTION PERMANENT DRAINAGE EASEMENT

R & B Kiggins, L.L.C., Grantor, hereby convey unto City of Oregon City, a political subdivision of the State of Oregon, Grantee, its successors and assigns, a Permanent Drainage Easement for the purposes of constructing, reconstructing, maintaining, repairing, upgrading and using the same for drainage purposes in, upon and across real property located in Clackamas County, State of Oregon, to-wit:

See Exhibits "A" and "B" attached to and by reference made a part of this Easement

The Grantee shall have the right at any time hereafter to enter upon the above described real property for the purpose hereinabove mentioned. In connection therewith, Grantee may remove any trees, shrubs, brush, paving or other materials necessary or convenient to accomplish said purposes. Grantee shall repair any damage to the property caused by Grantee's use for the purposes above described.

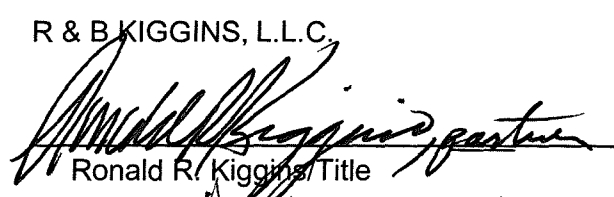
Grantee agrees to hold Grantor harmless for all injury to person or property caused by Grantee's use of property for the purposes above described.

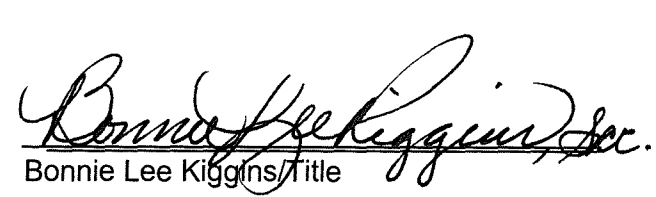
The Grantor, their heirs, successors, assigns or representatives shall not construct or maintain any building or other structures upon the above described real property prior to written approval by City of Oregon City. The Grantor, their heirs, successors, assigns or representatives shall not alter the configuration of the drainage material forming the drainage, including alteration by addition or removal of material, without prior written approval of the City of Oregon City.

The true consideration for this conveyance is NINE THOUSAND THREE HUNDRED TWENTY-FIVE AND NO/100 DOLLARS (\$9,325.00)

Dated this 22 day of MARCH, 2003.

R & B KIGGINS, L.L.C.



Ronald R. Kiggins Title


Bonnie Lee Kiggins Title

STATE OF OREGON, County of Clackamas) ss.

This instrument was acknowledged before me on March 22, 2003 by

Ronald R Kiggins and
Bonnie Lee Kiggins



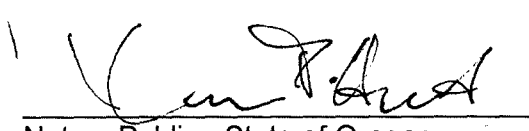
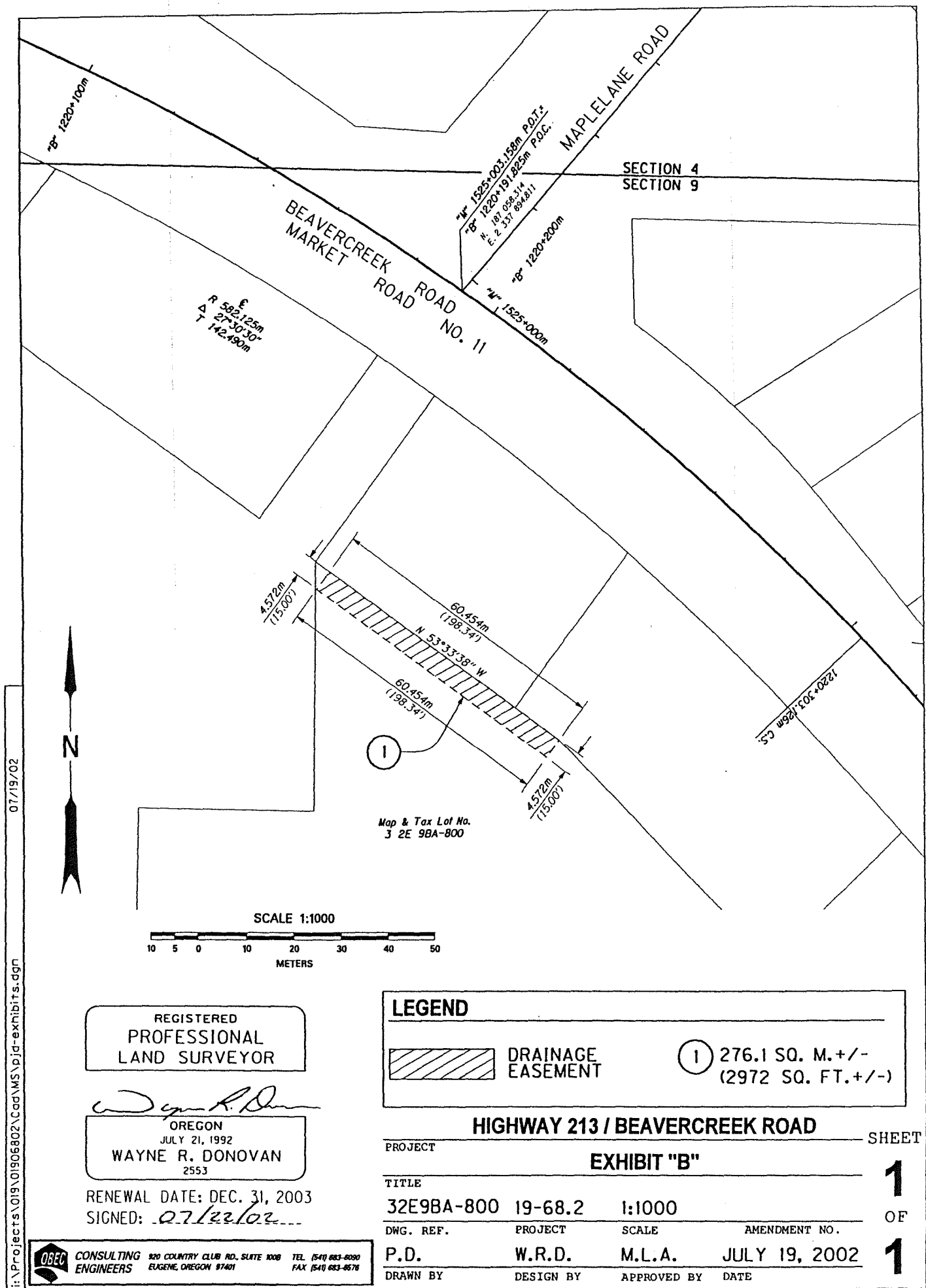

Notary Public - State of Oregon
My Commission Expires: 6/29/03

EXHIBIT "B"



City File No. C103-003

23

EXHIBIT "A"

BEAVERCREEK ROAD
MARKET ROAD NO. 11

HIGHWAY 213/BEAVERCREEK ROAD
MAP & TAX LOT NO. 32E9BA-800
FILE NO. 1906802 011

JULY 22, 2002

DRAINAGE EASEMENT

A parcel of land lying in the northwest quarter of Section 9, Township 3 South, Range 2 East of the Willamette Meridian, Clackamas County, Oregon and being a portion of that property described in Statutory Warranty Deed to Ronald R. and Bonnie Lee Kiggins in Document No. 97-101319 as recorded on December 29, 1997, Clackamas County Deed Records, said parcel being that portion of said property 4.572 meters (15.00') in width, lying southwesterly of, parallel to, and contiguous with the following described line:

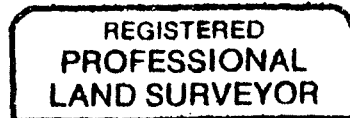
Beginning at a point on the line between Lot 1 and Lot 8, Berry Hill Shopping Center, in the City of Oregon City, filed June 29, 1993, in Plat Book 99, Page 24 and as Map No. 3052, Records of the County of Clackamas and State of Oregon, said point bears South 110.920 meters (363.91') and West 220.297 meters (722.76') from the one quarter corner common to Sections 4 and 9, Township 3 South, Range 2 East of the Willamette Meridian;

Thence N 53°33'38" W, along the line between said Lot 1 and Lot 8, 10.991 meters (36.06') to a 16 mm iron rod with a yellow plastic cap marked "Compass Corp." marking the southwest corner of said Lot 8 and the southeast corner of Lot 7;

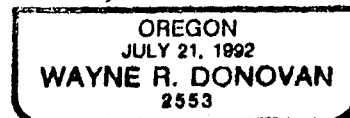
Thence N 53°33'38" W, along the line between said Lot 1 and Lot 7, 49.463 meters (162.28') to the Point of Terminus of this description, said Point of Terminus bears South 75.012 meters (246.10') and West 268.931 meters (882.32') from the one quarter corner common to Sections 4 and 9, Township 3 South, Range 2 East of the Willamette Meridian.

The parcel of land to which this description applies contains 276.1 square meters (2,972 square feet) more or less.

This legal description, along with the basis of bearings, thereof, is based on a Record of Survey recorded under Survey Number 29250 in Clackamas County Survey Records, Clackamas County, Oregon.



Wayne R. Donovan



RENEWAL: 12/31/03
SIGNED: 07/22/02

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