

AFTER RECORDING RETURN TO:

City Recorder Aaron Parker  
City of Oregon  
P.O. Box 3040  
Oregon City, Oregon 97045-0304



02169153201800512880070076

\$123.00

08/17/2018 01:44:24 PM

D-E Cnt=1 Stn=9 COUNTER1  
\$35.00 \$16.00 \$62.00 \$10.00

Map No.: 32E 09C

Tax Lot: 800

Planning No.: CP 07-01, CP 18-01 & DP 18-01

Grantor: Clackamas Community College

## CITY OF OREGON CITY, OREGON PERMANENT SLOPE AND PUBLIC UTILITY(S) EASEMENT

KNOW ALL BY THESE PRESENTS, THAT Clackamas Community College 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 permanent slope easement and public utility easement 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 26<sup>th</sup> day of July, 2018; 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.**

Corporation/limited partnership

Clackamas Community College  
Corporation/Partnership Name (above)

By: [Signature]  
ACISSA MAHAR, VP & CFO  
Signer's Name, Title

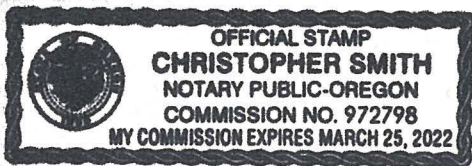
By: \_\_\_\_\_  
\_\_\_\_\_  
Signer's Name, Title

STATE OF OREGON )  
County of Clackamas )

On this 26<sup>th</sup> day of July, 2018, before me, Christopher Smith, the undersigned Notary Public, personally appeared Alissa Mahar, VP & CFO Clackamas Community College  
☒ personally known to me  
☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged that they executed it.

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

Stamp notary seal below



WITNESS my hand and official seal.

[Signature]  
Notary's signature  
My commission expires: March 25, 2022

Accepted on behalf of the City of Oregon City on the condition that the deed of dedication conveyed is free and clear from taxes, liens, and encumbrances.

[Signature]  
By: Anthony J. Konkol III, City Manager

[Signature]  
By: John M. Lewis, Public Works Director

[Signature]  
Attest: Kattie Riggs, City Recorder



## EXHIBIT "A"

Meyers Road Extension  
City of Oregon City  
December 8, 2016  
Revised July 12, 2018

Tax Map 3S2E9C  
Tax Lot 00800

### PARCEL 1 (PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT)

A parcel of land situated in the southwest one-quarter of Section 9 and the Andrew Hood DLC No. 44 in Township 3 South, Range 2 East of the Willamette Meridian, Clackamas County, Oregon and being a portion of that property conveyed to Clackamas Community College in that Warranty Deed, recorded June 24, 1971 as Document No. 71-14368, Clackamas County Deed Records; said parcel being that portion of said property included in a strip of land variable in width and lying on each side of the centerline of Meyers Road, which centerline is described below.

The widths in feet of the strip of land above referred to are as follows:

Station	to	Station	Width on the Northerly side of Centerline
51+00.00		52+35.72	178.00 in a straight line to 105.00
52+35.72		54+00.00	105.00
54+00.00		55+00.00	105.00 in a straight line to 95.00
55+00.00		57+00.00	95.00 in a straight line to 65.00
57+00.00		58+40.00	65.00 in a straight line to 63.00
58+40.00		59+50.00	63.00 in a straight line to 61.00
59+50.00		62+29.28	55.00
62+29.28		63+28.18	55.00 in a straight line to 58.00

The widths in feet of the strip of land above referred to are as follows:

Station	to	Station	Width on the Southerly side of Centerline
51+50.00		52+35.72	90.00
52+35.72		56+32.00	90.00 in a straight line to 60.00
56+32.00		57+30.00	60.00
57+30.00		60+00.00	60.00 in a straight line to 65.00
60+00.00		62+29.28	65.00



### CENTERLINE DESCRIPTION OF A PORTION OF MEYERS ROAD

A road centerline situated in the southwest and southeast one-quarters of Section 9, the Andrew Hood DLC No. 44 and the Robert Caufield DLC No. 53, Township 3 South, Range 2 East, Willamette Meridian, Clackamas County, Oregon.

Beginning at the intersection of Cascade Highway (OR 213) and the centerline of Meyers Road, being Station 268+29.93 on Cascade Highway and being Station 50+62.02 for the purpose of this description, said point which bears North 59° 05' 23" West 2535.44 feet from the south one-quarter corner of said Section 9; thence North 72° 11' 51" East 173.70 feet to a point of curvature (Station 52+35.72); thence on the arc of a 1000.00 foot radius curve to the right, through a central angle of 56° 55' 36", an arc distance of 993.56 feet (the long chord of which bears South 79° 20' 21" East 953.19 feet) to a point of tangency (Station 62+29.28); thence South 50° 52' 33" East 98.90 feet to a point of curvature (Station 63+28.18); thence on the arc of a 1300.00 foot radius curve to the left, through a central angle of 39° 23' 50", an arc distance of 893.90 feet (the long chord of which bears South 70° 34' 28" East 876.39 feet) to a point of tangency (Station 72+22.08); thence North 89° 43' 36" East 62.14 feet to the terminus of this description (Station 72+84.22), said point which bears North 07° 26' 30" West 832.65 feet from said south one-quarter corner of Section 9.

**EXCEPT therefrom** that portion lying 50.00 feet on the southerly side and a strip of land variable in width, lying on the northerly side of the above described centerline of Meyers Road.

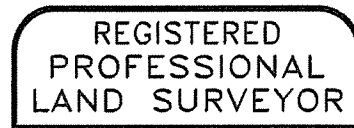
The widths in feet of the strip of land above referred to are as follows:

Station	to	Station	Width on the Northerly side of Centerline
51+08.00		52+35.72	164.40 in a straight line to 63.00
52+35.72		54+40.00	63.00
54+40.00		55+40.00	63.00 in a straight line to 50.00
55+40.00		59+50.00	50.00
59+50.00		63+28.18	43.00

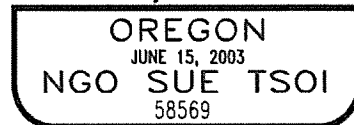
The parcel of land to which this description applies contains 52,894 square feet, more or less.



The bearings of this description are Oregon Coordinate Reference System, Portland zone.



*Ng S Tsoi*



RENEWS: 6/30/20

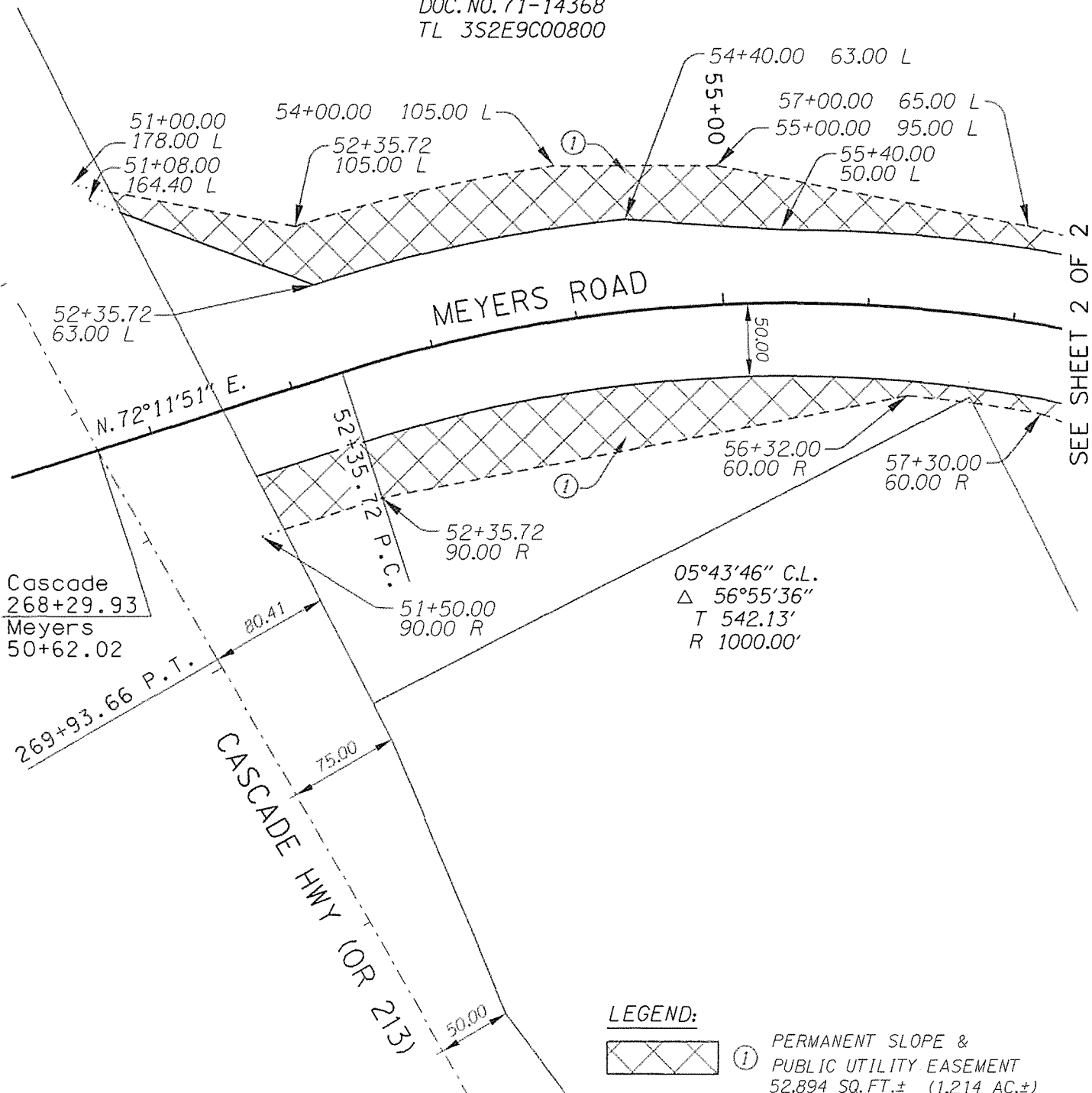


EXHIBIT "B"

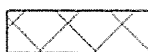
SHEET 1 OF 2



DOC. NO. 71-14368  
TL 3S2E9C00800



LEGEND:



① PERMANENT SLOPE &  
PUBLIC UTILITY EASEMENT  
52,894 SQ. FT.± (1.214 AC.±)

MEYERS ROAD EXTENSION  
OREGON CITY

FILE NO: CCC	SUBMITTAL DATE: 12/08/16	REV'D: 7/12/18
TAX LOT: 00800	ADDRESS: 19600 Mollala Ave	
TAX MAP: 3S2E9C		



**DAVID EVANS  
AND ASSOCIATES INC.**  
2100 Southwest River Parkway  
Portland Oregon 97201  
Phone: 503.223.6663

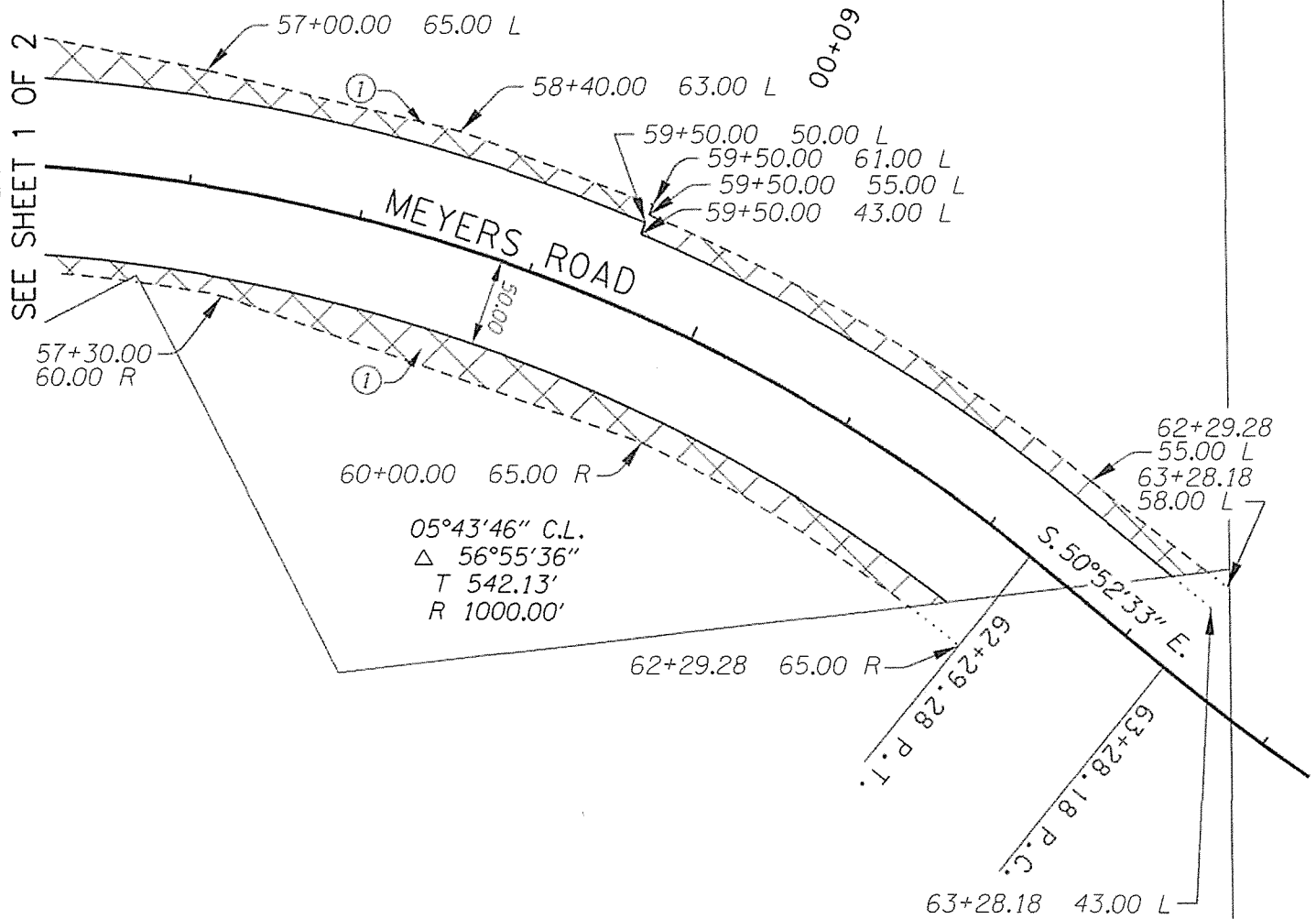


# EXHIBIT "B"

SHEET 2 OF 2



DOC. NO. 71-14368  
TL 3S2E9C00800



## LEGEND:



(i) PERMANENT SLOPE & PUBLIC UTILITY EASEMENT  
52,894 SQ. FT. ± (1.214 AC. ±)

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(1)