

28  
AFTER RECORDING RETURN TO:

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

Clackamas County Official Records  
Sherry Hall, County Clerk

2019-015468



02216681201900154680070078

\$123.00

RETURN TAX STATEMENTS TO:

No change

03/25/2019 12:39:43 PM

D-E Cnt=1 Stn=75 CONNIE  
\$35.00 \$16.00 \$62.00 \$10.00

Map No.: 32E09C  
Tax Lot No.: 00200  
Planning No.: CI 17-001  
Street: Glen Oak Road

### PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT

This PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT is entered into this 27<sup>th</sup> day of February, 2019, by and between, property owner Ronald R. Saunders and Glenda K. Saunders, as tenants by the entirety (hereafter referred to as "Grantor") and the City of Oregon City, a Municipal Corporation of the State of Oregon (hereafter referred to as "Grantee").

### RECITALS

1. Grantor is the owner of certain real property located in the City of Oregon City, Clackamas County, Oregon, legal descriptions on Exhibit "A", for Parcel 2 (Permanent Slope and Public Utility Easement) and illustrated on Exhibit "B", attached hereto (hereafter referred to as "Easement Area(s)").
2. Grantor desires to grant to Grantee, for good and valuable consideration a permanent, non-exclusive easement over, under, and across the Easement Area(s), together with the right to go upon said Easement Area(s) for the purpose of constructions a slope to support a public street and to place public utilities as part of the Meyers Road Extension Project.
3. This PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT is intended to allow the City of Oregon City, or its assigns to undertake the construction and all other activities that the Grantee deems necessary and appurtenant to the above noted activities in conjunction with the Meyers Road Extension project.

### AGREEMENT

NOW THEREFORE, for good and valuable consideration, the receipt and adequacy of which are hereby acknowledged by each of the parties, it is agreed as follows:

1. **Grant of Easement.** Grantor hereby grants to Grantee a non-exclusive permanent slope and public utility easement over, under, and across the Easement Area(s), together with the right to go upon said Easement Area(s) for the purpose of constructing slopes to support Meyers Road and to install public utilities in said slope area.
2. **Hold Harmless Clause.** Grantee shall have the right to conduct construction and maintenance activities within the Easement Area(s), so long as such activities do not unreasonably interfere with the use of the adjoining lands by the Grantor. Grantee shall indemnify Grantor and hold it harmless from any and all claims, actions, damages, liability and expense in connection with damage to person or property arising from any occurrence in or at the Easement Area(s) related to the use by Grantee, its agents, employees, invitees, or licensees, of the Easement Area(s); or occasioned wholly or in part by any act or omission for

which Grantee, its agents, contractors, employees, servants, lessees, concessionaires or invitees are legally liable.

The true consideration for this conveyance is **Forty Three Thousand Six Hundred Sixty Eighty and No/100 Dollars (\$43,668.00)**, the receipt of which is hereby acknowledged by GRANTOR.

This PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT has been executed as of the date and year first written above.

Grantors

Ronald R. Saunders  
Ronald R. Saunders

Glenda K. Saunders  
Glenda K. Saunders

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

Personal Acknowledgment

STATE OF OREGON )  
 ) ss.  
County of Clackamas )

Personally appeared the above named Ronald R. Saunders and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

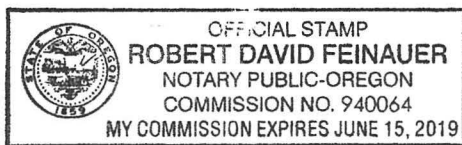
NOTARY PUBLIC FOR OREGON

Robert David Feinauer

Notary's signature

My Commission Expires: 6/15/2019

Stamp seal below



Personal Acknowledgment

STATE OF OREGON )  
 ) ss.  
County of Clackamas )

Personally appeared the above named Glenda K. Saunders and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

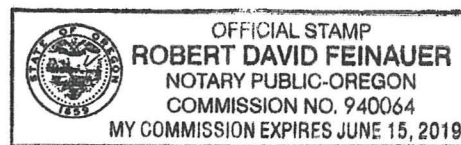
NOTARY PUBLIC FOR OREGON

Robert David Feinauer

Notary's signature

My Commission Expires: 6/15/2019

Stamp seal below



Ronald R. & Glenda K Saunders  
5211 SE Tioga Rd  
Oregon City, OR 97045  
(Grantor's Name and Address)

City of Oregon City  
P.O. Box 3040  
625 Center Street  
Oregon City, OR 97045-0304  
(Grantee's Name and Address)

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

Mayor

[Signature]

City Recorder

Kathi Riggs



## EXHIBIT "A"

Meyers Road Extension  
City of Oregon City  
December 8, 2016  
Revised July 24, 2014

Tax Map 3S2E9C  
Tax Lot 00200

### PARCEL 1 (RIGHT-OF-WAY DEDICATION)

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 Ronald R. Saunders and Glenda K. Saunders in that Statutory Warranty Deed, recorded December 22, 2005 as Document No. 2005-127560, Clackamas County Deed Records; said parcel being that portion of said property included in a strip of land 93.00 feet wide, 43.00 feet lying on the northerly side and 50.00 feet lying on the southerly side of the centerline of Meyers Road, which centerline is described below.

### 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.

The parcel of land to which this description applies contains 66,124 square feet, more or less.



PARCEL 2 (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 Ronald R. Saunders and Glenda K. Saunders in that Statutory Warranty Deed, recorded December 22, 2005 as Document No. 2005-127560, Clackamas County Deed Records; said parcel being that portion of said property included in a strip of land variable in width lying on each side of the centerline of Meyers Road, which centerline is described above.

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
63+20.00		66+69.50	58.00
66+69.50		68+46.50	62.50
68+46.50		72+00.50	59.00
72+00.50		72+32.00	53.00

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

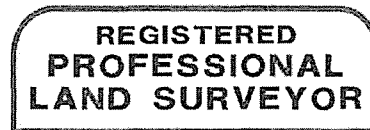
Station	to	Station	Width on the Southerly side of Centerline
63+75.00		65+99.60	65.00
65+99.60		67+43.90	71.00
67+43.90		67+53.50	73.20
67+53.50		69+00.00	68.00

**EXCEPT therefrom** that portion lying within the above-described Parcel 1 (Right-of-Way Dedication).

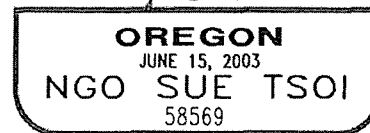
The parcel of land to which this description applies contains 21,834 square feet, more or less.



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



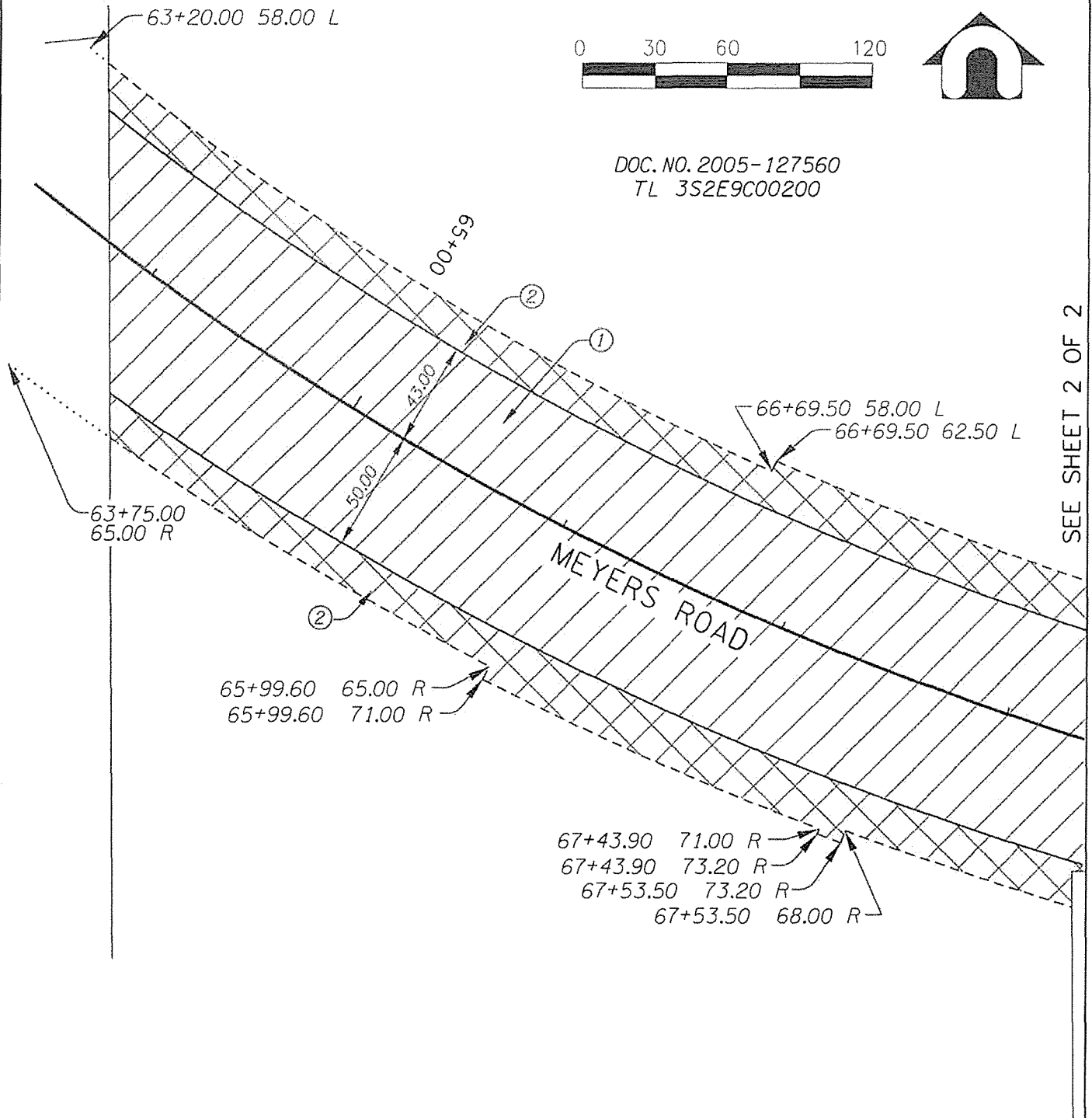
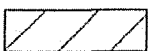
*Ng S. Tsoi*



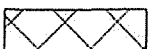
RENEWS: 6/30/18



DOC. NO. 2005-127560  
TL 3S2E9C00200

**LEGEND:**

① RIGHT-OF-WAY DEDICATION  
66,124 SQ. FT.± (1.518 AC.±)



② PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT  
21,834 SQ. FT.± (0.501 AC.±)

**MEYERS ROAD EXTENSION  
OREGON CITY**



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

FILE NO: SAUNDERS

SUBMITTAL DATE: 12/08/16 REV'D: 7/24/17

TAX LOT: 00200

ADDRESS: N/A

TAX MAP: 3S2E9C

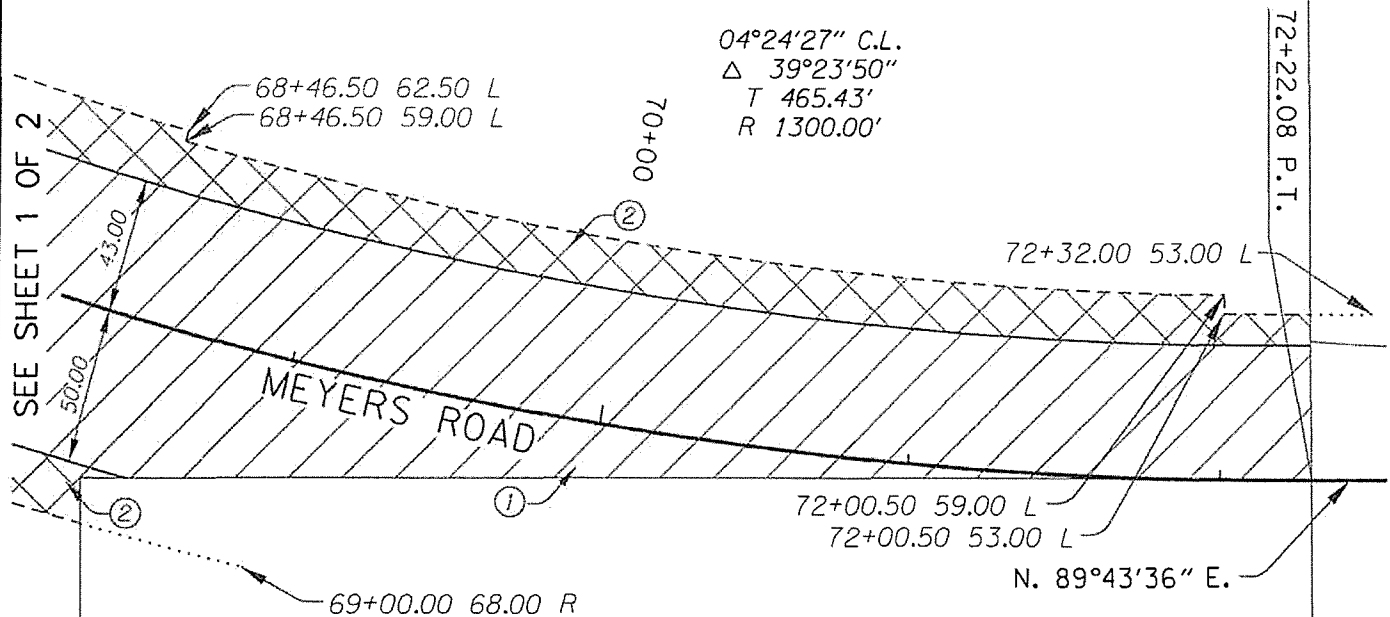


## EXHIBIT "B"

SHEET 2 OF 2



DOC. NO. 2005-127560  
TL 3S2E9C00200

**LEGEND:**

① RIGHT-OF-WAY DEDICATION  
66,124 SQ. FT.± (1.512 AC.±)



② PERMANENT SLOPE AND PUBLIC UTILITY EASEMENT  
21,834 SQ. FT.± (0.501 AC.±)

MEYERS ROAD EXTENSION  
OREGON CITY



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

FILE NO: SAUNDERS	SUBMITTAL DATE: 12/08/16	REV'D: 7/24/17
TAX LOT: 00200	ADDRESS: N/A	
TAX MAP: 3S2E9C		

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## CLACKAMAS COUNTY RECORDING

Receipt #: 738621

Receipt Date: 03/25/2019 02:14 PM

Station: 75

Cashier: CONNIE

Receipt Name: AARON PARKER

Account Name: 160 - CITY OF OREGON CITY

## Comments:

## RECORDING

Document #	Recording Date	Doc Type	Recording	A&T Fee	PLC Fee	NonStd	Surveyor	OLCC	Housing	Other	Total
2019-015467	03/25/2019 12:39:43 PM	D-DED	35.00	16.00	10.00				62.00		\$123.00
2019-015468	03/25/2019 12:39:43 PM	D-E	35.00	16.00	10.00				62.00		\$123.00
Totals:			\$70.00	\$32.00	\$20.00	\$0.00	\$0.00	\$0.00	\$124.00	\$0.00	\$246.00

Thank You

Retain this receipt for your records

Receipt Total		\$246.00
ACCOUNT	160 - CITY OF OREGON CITY	\$246.00