



00109014201500084990040043

I, Dana W. Jenkins, County Clerk, do hereby certify that the within instrument was recorded in the Lincoln County Book of Records on the above date and time. WITNESS my hand and seal of said office affixed.

Dana W. Jenkins, Lincoln County Clerk



Until a change is requested,
All tax statements shall be sent
To the following address:

City of Newport
169 SW Coast Highway
Newport, OR 97365

After recording return to:

City of Newport
169 SW Coast Highway
Newport, OR 97365

**STATUTORY WARRANTY DEED
(ORS 93.850(1))**

Lincoln Properties, LLC (Grantor) conveys and warrants to City of Newport (Grantee), the following described real property, free of encumbrances except as specifically set forth herein:

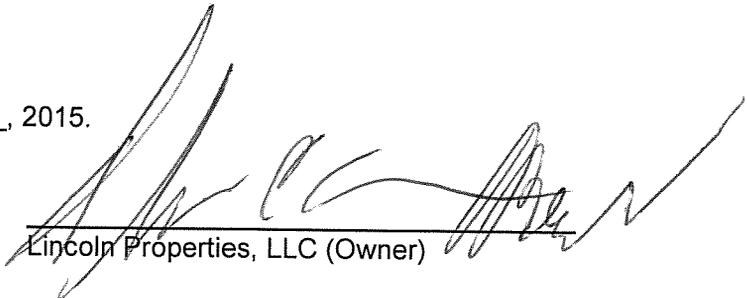
Property as particularly described and shown on Exhibit A (Property Acquisition Description), attached and incorporated herein by this reference.

Property is free from encumbrances.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

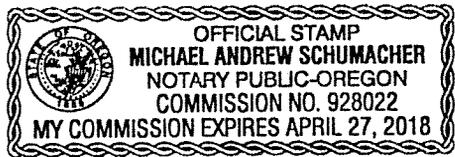
The true consideration for this conveyance is \$36,800.00, payable by Grantee upon recording of this deed.

DATED this 17 day of August, 2015.


Lincoln Properties, LLC (Owner)

STATE OF OREGON)
County of Lane) ss:

Personally appeared before me this 17 day of August, 2015 the above named Thomas C. Connor.




Notary Public for Oregon

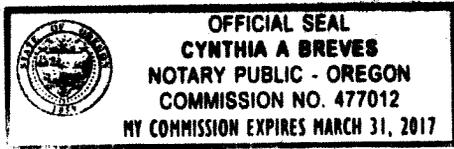
ACCEPTANCE OF EASEMENT

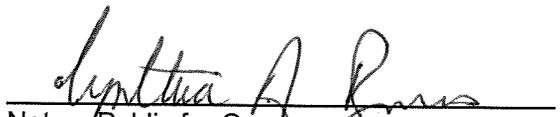
The City of Newport, Oregon, does hereby accept the above-described Public Utility Easement this 21st day of August, 2015.


Spencer R. Nebel, City Manager

STATE OF OREGON)
County of Lincoln) ss:

This instrument was acknowledged before me on the 21 day of August, 2015 by Spencer R. Nebel as City Manager of the City of Newport.




Notary Public for Oregon

NOTARY PUBLIC - OREGON
COMMISSION NO. 477015
CYNTHIA A BREVES
OFFICIAL SEAL

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AKS ENGINEERING & FORESTRY, LLC
12965 SW Herman Road, Suite 100, Tualatin, OR 97062
P: (503) 563-6151 F: (503) 563-6152

AKS Job #3392

OFFICES IN: TUALATIN, OR - VANCOUVER, WA - SALEM, OR

EXHIBIT A

Property Acquisition Description

A tract of land located in the Southeast One-Quarter of Section 32, Township 10 South, Range 11 West, Willamette Meridian, City of Newport, Lincoln County, Oregon and being more particularly described as follows:

Beginning at a 5/8 inch iron rod with a yellow plastic cap inscribed "FAIL LS 357" at the southeast corner of Lot 2, Block 2 of the plat "Newport Beach Estates"; thence North 07°22'40" East 1108.25 feet to a 5/8 inch iron rod on the westerly boundary of the tract per Book 312 Page 1395 at the southwest corner of said tract's frontage along the easterly right-of-way line of NW Oceanview Drive (45.00 feet from centerline); thence along said easterly right-of-way line North 08°08'04" West 50.00 feet to a point; thence continuing along said easterly right-of-way line South 81°51'56" West 15.00 feet to a point; thence continuing along said easterly right-of-way line North 08°08'04" West 11.40 feet to the True Point of Beginning; thence continuing along said easterly right-of-way line North 08°08'04" West 25.59 feet to a point on the southerly line of the tract per Book 281 Page 560; thence along said southerly line North 82°06'56" East 50.00 feet to the southeast corner thereof; thence along the east line of said tract North 08°08'04" West 21.35 feet to a point on the north line of said Book 312 Page 1395 South 87°30'04" East 38.19 feet to a point; thence leaving said north line South 00°00'00" East 51.67 feet to a point; thence North 90°00'00" West 81.04 feet to the True Point of Beginning.

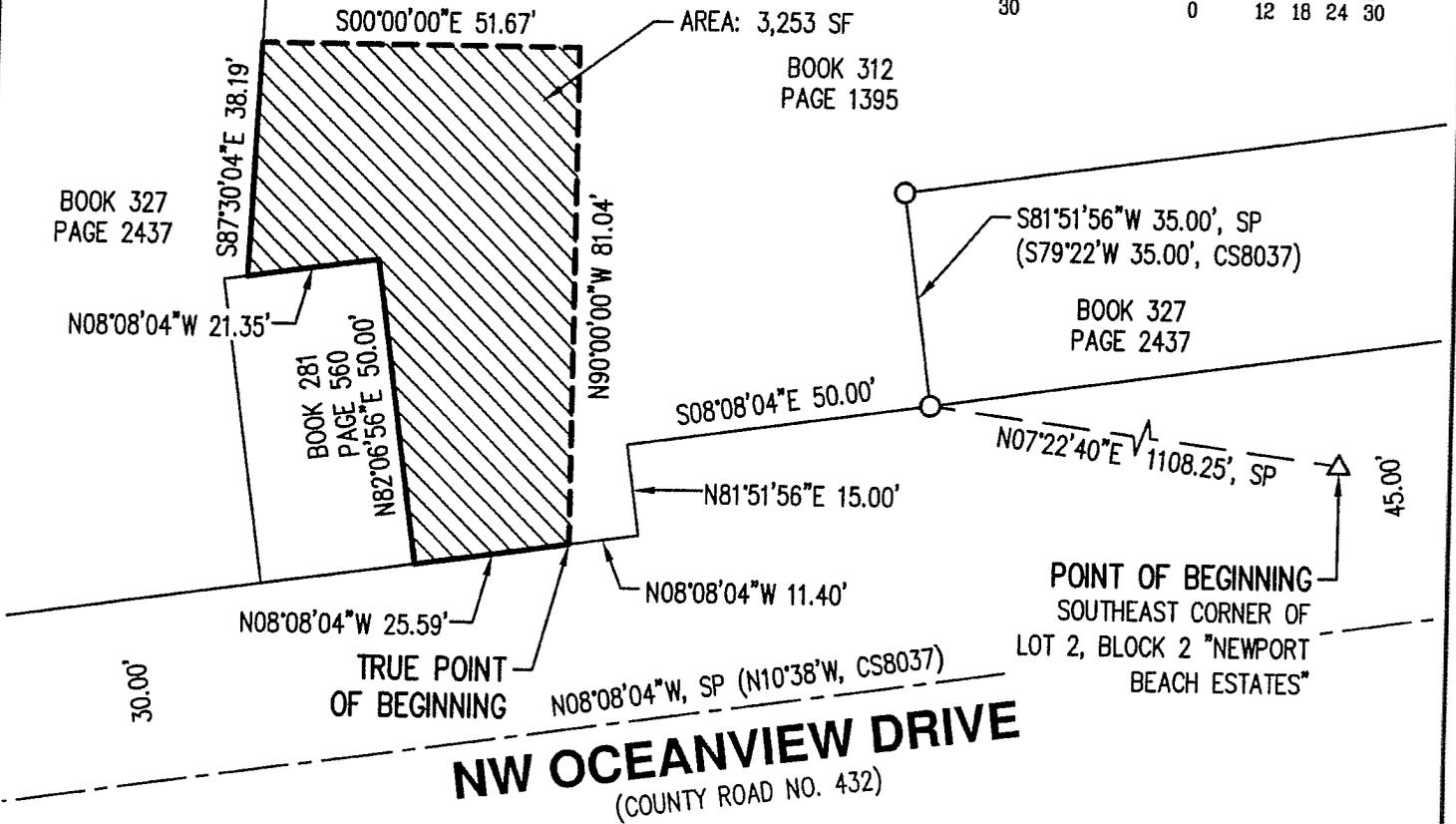
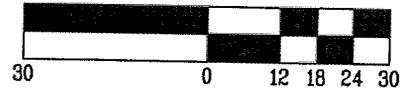
The above described tract of land contains 3,253 square feet, more or less. The Basis of Bearings is Oregon State Plane, North Zone, NAD83. See Exhibit B for bearing difference between Oregon State Plane and Survey Number 8037, Lincoln County Survey Records.



EXHIBIT B
MAP OF PROPERTY ACQUISITION
 LOCATED IN THE SOUTHEAST 1/4 OF SECTION 32,
 TOWNSHIP 10 SOUTH, RANGE 11 WEST, WILLAMETTE MERIDIAN,
 CITY OF NEWPORT, LINCOLN COUNTY, OREGON



SCALE 1" = 30 FEET



LEGEND

- 5/8" IRON ROD
- △ 5/8" IRON ROD WITH A YELLOW PLASTIC CAP INSCRIBED "FAIL LS 357"
- SF SQUARE FEET
- SP OREGON STATE PLANE, NORTH ZONE
- CS SURVEY NUMBER PER LINCOLN COUNTY SURVEYOR'S OFFICE

PREPARED FOR:

BROWN AND CALDWELL
 6500 SW MACADAM AVE, 200
 PORTLAND, OR 97239

DATE: 08/07/15

08-10-15
 REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

[Signature]
 OREGON
 JANUARY 11, 2005
 ROBERT D. RETTIG
 60124LS
 RENEWS: 12/31/16

EASEMENT MAP		EXHIBIT A
AKS ENGINEERING & FORESTRY, LLC 12965 SW HERMAN RD SUITE 100 TUALATIN, OR 97062 www.aks-eng.com PHONE: 503.563.6151 FAX: 503.563.6152		DRWN: JOH CHKD: RDR AKS JOB: 3392

