

Multnomah County Official Records
R Weldon, Deputy Clerk

2013-163327

12/23/2013 11:37:24 AM

1R-W DEED Pgs=4 Stn=1 ATLJH
\$20.00 \$11.00 \$10.00 \$15.00

\$56.00



After recording return to:
City of Portland
1120 SW 5th Avenue Room #1000
Portland, OR 97204

Until a change is requested all tax
statements shall be sent to the
following address:
City of Portland
1120 SW 5th Avenue Room #1000
Portland, OR 97204

File No.: 7072-2176841 (se)
Date: November 08, 2013

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Chris Allen Johnson, Grantor, conveys and warrants to **City of Portland, a municipal Corporation**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Multnomah, State of Oregon, described as follows:

See attached Exhibit "A"

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$575,000.00**. (Here comply with requirements of ORS 93.030)

FIRST AMERICAN 2176841-SS



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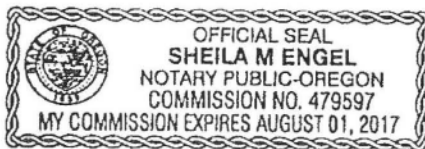
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

Dated this 19 day of December, 20 13

Chris Allen Johnson
Chris Allen Johnson

STATE OF Oregon)
County of Clackamas) ss.
~~Multnomah~~

This instrument was acknowledged before me on this 19th day of December, 20 13
by **Chris Allen Johnson**.



[Signature]
Notary Public for Oregon
My commission expires:

8/1/17

APN: R158234

Statutory Warranty Deed
- continued

File No.: 7072-2176841 (se)

Acknowledgement pursuant to _____

City of Portland, a Municipal Corporation

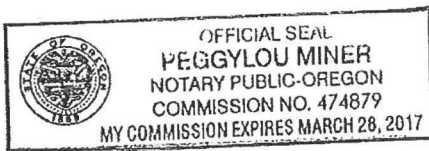
By: Dean Marriott

Dean Marriott director

SA PMB

STATE OF Oregon)
)ss.
County of Multnomah)

This instrument was acknowledged before me on this 17 day of DECEMBER, 2013
by Dean Marriott as Director of City of Portland, a municipal Corporation, on behalf of the corporation.



[Signature]
Notary Public for Oregon

My commission expires: MARCH 28, 2017

APPROVED AS TO FORM

[Signature]
CITY ATTORNEY

APN: R158234

Statutory Warranty Deed
- continued

File No.: 7072-2176841 (se)

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Multnomah, State of Oregon, described as follows:

Blocks 37, 38, 39 and 40, ERROL HEIGHTS, EXCEPT that part taken by County Road No. 1142 (SE Harney), in the City of Portland, County of Multnomah and State of Oregon described as:

Beginning at the intersection of the West line of Block 39, ERROL HEIGHTS, with the North line of the Geo. Wills Donation Land Claim, said point being South $89^{\circ}14'1/2''$ East 199.60 feet from the Southeast corner of the Jacob Wills Donation Land Claim; running thence North 309.69 feet to the Northwest corner of Block 40, ERROL HEIGHTS; thence South $63^{\circ}31'24''$ East 127.62 feet; thence Easterly 71.56 feet on the arc of a curve to the left having a radius of 85.0 feet; thence Easterly 89.15 feet on the arc of a curve to the right having a radius of 275.0 feet to the Northeast corner of Block 37, ERROL HEIGHTS; thence South 379.07 feet to the intersection of the East line of Block 38, ERROL HEIGHTS with the North line of S.E. Harney Drive (County Road No. 1142); thence Westerly along the Northerly line of said Drive 176.99 feet, on the arc of a curve to the right having a radius of 543.0 feet; thence North $89^{\circ}14'1/2''$ West 96.09 feet; thence North 135.0 feet to the point of beginning.

NOTE: This Legal Description was created prior to January 01, 2008.