

FIDELITY NATIONAL TITLE CO. 01-20080000605

205

RECORDING REQUESTED BY:
Fidelity National Title Company of Oregon

GRANTOR'S NAME:
The Trust for Public Land

Multnomah County Official Records
Cindy Swick, Deputy Clerk

2008-028530

GRANTEE'S NAME:
City of Portland, Parks & Rec.



\$36.00

SEND TAX STATEMENTS TO:
City of Portland, Parks & Rec.
1120 SW Fifth Avenue, #1302
Portland, OR 97204

1R-W DEED
\$20.00 \$11.00 \$5.00

Cnt=1 Stn=25 ATLJH

02/26/2008 10:36:29 AM

AFTER RECORDING RETURN TO:
City of Portland, Parks & Rec.
1120 SW Fifth Avenue, #1302
Portland, OR 97204
Escrow No: 20080000605-FTPOR01

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED – STATUTORY FORM
(INDIVIDUAL or CORPORATION)

The Trust for Public Land, a nonprofit California public benefit corporation
Grantor, conveys and specially warrants to
City of Portland, a municipality of the State of Oregon

Grantee, the following described real property free and clear of encumbrances created or suffered by the
grantor except as specifically set forth below:

See exhibit "One" attached hereto and made a part hereof:

ENCUMBRANCES:

Lack of ingress or egress to or from a legally dedicated road or highway; Easement recorded August 29,
2003 as Fee No. 2003-2050601, Multnomah County Records, and City of Portland, Bureau of Planning,
Summary of Administrative Decision, File No. LR03-174778 LS PD EN AD, recorded April 28, 2005,
Recorder's No. 2005-074450, Multnomah County Records.

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. 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.

The true consideration for this conveyance is \$4,000,000.00.

Dated 2/21/08 if a corporate grantor, it has caused its name to be signed by order of its board of
directors.



The Trust for Public Land, a nonprofit California
public benefit corporation

BY:
Robert B. Betcone, Jr., Associate Regional Counsel

State of OREGON
County of Multnomah

This instrument was acknowledged before me on Feb 21, 2008 by Robert B. Betcone, Jr., as
Associate Regional Counsel of the Trust for Public Land, a nonprofit California public benefit corporation.

Sophie Rahman
Notary Public - State of Oregon

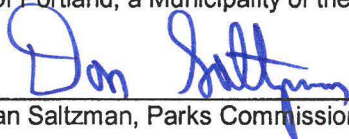
My commission expires:

February 21, 2010

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THE CITY OF PORTLAND, A MUNICIPALITY OF THE STATE OF OREGON, HEREBY APPROVES
AND CONSENTS TO THE RECORDING OF THIS DEED.

City of Portland, a Municipality of the State of Oregon



by: Dan Saltzman, Parks Commissioner

APPROVED AS TO FORM



CITY ATTORNEY

EXHIBIT "ONE"

A tract of land in Section 24, Township 1 South, Range 2 East of the Willamette Meridian in the County of Multnomah and State of Oregon, described as follows:

Beginning at a point where the North line of said Section 24 intersects the center line of the Foster Road, said point bearing North 89°23'45" West, a distance of 573.2 feet from the Northeast corner of said Section 24; thence following the center line of said Foster Road in a Southeasterly direction to the intersection with the center line of SE 162nd Avenue, the said point of intersection being marked by a brass screw set in the pavement and bears South 102.26 feet and 437.09 feet West from the Northeast corner of said Section 24; thence South 0° 02' West following the center line of said SE 162nd Avenue, 96.90 feet, the beginning of a curve to the left with a radius of 143.27 feet and consuming a central angle of 37°30'; thence following the arc of said curve, 93.75 feet to the end of said curve; thence South 35°20' East, a distance of 46.67 feet to beginning of a curve to the right with a radius of 286.5 feet and consuming a central angle of 20°22'; thence following the arc of said curve, a distance of 101.84 feet to the end of said curve; thence South 15°06' East 263.62 feet to the beginning of a curve to the left with a radius of 286.5 feet; thence following the arc of said curve, 55.6 feet to a point, the said point bearing South 0°32' West, a distance of 726.0 feet and North 89°23'45" West, a distance of 245.12 feet from the Northeast corner of said Section 24; thence North 89°23'45" West 408.50 feet to a point in the subdivision line of the East half of the Northeast quarter of said Section 24; thence South 0° 17'30" West following said subdivision line 399.22 feet to a point in the center of a ravine; thence South 58°41'45" West following the center line of said ravine, 115.48 feet to a point; thence South 71° 44' West, 105.31 feet to a point; thence South 78°28' West and continuing along the center of said ravine, 100.02 feet to a point; thence South 71° 56'20" West 96.77 feet to a point; thence South 86°07' West 103.24 feet to a point; thence South 81° 02' West 96.73 feet to a point; thence North 86°45' West, a distance of 70.53 feet to the intersection with the subdivision line of the Northeast quarter of said section; thence South 0° 14'25" West following said subdivision line, 30.2 feet to the Southeast corner of the Northwest quarter of the Northeast quarter of said Section 24; thence North 89°24'30" West along the South line of said Northwest quarter of the Northeast quarter of said Section 24, a distance of 655.43 feet to an iron stake marking the Southeast corner of the West half of the Northwest quarter of the Northeast quarter of said Section 24; thence North 0° 11' East along the East line of said West half of the Northwest quarter of the Northeast quarter of Section 24, a distance of 1323.47 feet to the North line of said Section 24; thence South 89°23'45" East along the North line of said Section 24, a distance of 1396.92 feet to the point of beginning, all being situated in the North half of the Northeast quarter of said Section 24.

Excepting therefrom that part lying within the right of way of the SE Foster Avenue and SE 162nd Avenue.

And further excepting therefrom the following described portion:

Beginning at a point on the center line of SE 162nd Avenue which point is 245.12 feet North 89°23'45" West and 726.0 feet South 0° 32' West of the Northeast corner of said section; thence along a line North 89°23'45" West to the intersection of said line and the West line of said Northeast quarter of the Northeast quarter and the true point of beginning; thence South 89°23'45" East to the center line of said SE 162nd Avenue; thence Northwesterly along said center line to a point which is 60 feet North of, when measured at right angles to, the last described line; thence North 89°23'45" West along a line to the intersection of said line with the West line of the East half of the Northwest quarter of the Northeast quarter of said Section 24; thence South along the said West line to the Southwest corner of said East half; thence East along the South line of said East half to the Southeast corner thereof; thence North along the West line of the Northeast quarter of the Northeast quarter to the true point of beginning, being that parcel of land deeded to Arthur Leyendekker, et ux, by deed recorded January 23, 1969, in Book 660, Page 543, Deed Records.

Further excepting therefrom the following portion:

A tract of land in Section 24, Township 1 South, Range 2 East of the Willamette Meridian in the County of

EXHIBIT "ONE"

(Continued)

Multnomah and State of Oregon, described as follows, to-wit:

Beginning at a point where the North line of said Section 24 intersects the West right of way line of Foster Road and the true point of beginning of the hereinafter described parcel; thence from the true point of beginning along an arc to the right, a distance of 76.41 feet through a central angle of $06^{\circ}22'28''$ with a radius of 686.78 feet (the long chord of which bears South $51^{\circ}37'56''$ East with a length of 76.37 feet); thence South $48^{\circ}26'42''$ East, a distance of 13.54 feet; thence along the arc of a curve to the left, a distance of 125.45 feet through a central angle of $09^{\circ}37'30''$ with a radius of 746.78 feet (the long chord of which bears South $53^{\circ}15'27''$ East with a length of 125.30 feet); thence South $02^{\circ}02'00''$ West, a distance of 73.85 feet; thence along the arc of a curve to the left, a distance of 106.86 feet through a central angle of $37^{\circ}30'00''$ with a radius of 163.27 feet (the long chord of which bears South $16^{\circ}43'00''$ East with a length of 104.96 feet); thence South $35^{\circ}28'00''$ East, a distance of 46.61 feet; thence along the arc of a curve to the right, a distance of 94.73 feet through a central angle of $20^{\circ}22'00''$ with a radius of 266.50 feet (the long chord of which bears South $25^{\circ}17'00''$ East with a length of 94.23 feet); thence south $15^{\circ}06'00''$ East along the West right of way line of SE 162nd Avenue, a distance of 249.03 feet to the North line of a parcel of land 60.00 feet in width; thence North $89^{\circ}23'45''$ West, a distance of 447.89 feet; thence North $00^{\circ}36'15''$ East, a distance of 665.75 feet to the North line of Section 24, Township 1 South, Range 2 East of the Willamette Meridian; thence South $89^{\circ}23'45''$ East a distance of 110.63 feet to the true point of beginning.