

## Exhibit 6

**Grantor's Name and Address:**

TriMet  
1800 SW 1<sup>st</sup> Avenue, Suite 300  
Portland, OR 97201

### ACCESS EASEMENT

KNOW ALL PERSONS BY THESE PRESENTS, that **Tri-County Metropolitan Transportation District of Oregon** ("Grantor"), a mass transit district organized under the laws of the State of Oregon, for good and valuable non-monetary consideration, the receipt whereof is hereby acknowledged, hereby grants unto the City of Portland ("Grantee"), a municipal corporation of the State of Oregon, a perpetual easement ("this Easement") for the purpose of ingress and egress through, over and across the following described parcel ("the Easement Area"):

As described on Exhibit A and depicted on Exhibit B attached and incorporated by reference.

Contains 5,661 square feet, more or less.

IT IS UNDERSTOOD:

- A. Grantee owns and maintains a major sewer pipe known as the Sullivan's Gulch Trunk Sewer located on property owned by Union Pacific Railroad located immediately to the south of the Easement Area. The purpose of this Easement is solely to allow Grantee's employees, agents, and contractors to travel between NE Halsey Street and the Union Pacific property to access Grantee's sewer pipe.
- B. Grantor shall keep the traveled portions of the Easement Area free of obstructions. No structures may be erected within the Easement Area without the prior written consent of Grantee.
- C. Grantor will ensure that Grantee has unobstructed vertical clearance within, and drivable access to and from, the Sullivan's Gulch Trunk Sewer and its existing easement area.

---

R/W #9263

1N1E36AA

After Recording Return to:

Lance Lindahl, City of Portland

1120 SW 5th Avenue, Suite 800

Portland, OR 97204

Tax Statement shall be sent to: No Change

“Drivable access” means an accommodation of a turning radius or other turning movement as approved by Grantee for a “11SD VAC Truck” design vehicle.

- D. The Easement Area is also subject to that certain Public Walkway Easement from Grantor to Grantee on behalf of the public, dated \_\_\_\_\_, and is also used by the public to access a pedestrian bridge over I-84 and to Grantor’s light rail station. In case of conflict between the terms of this Easement and those of the Public Walkway Easement, the terms of this Easement will prevail.
- E. Grantee understands that Grantor will construct a permanent stair/ramp structure and permanent substation building adjacent to the Easement Area for the benefit of Grantor’s transit system. Grantor may also place gates in the Easement Area. Grantor will provide Grantee with locks or codes, as appropriate, to allow access through any gates.
- F. In the event that Grantor’s property is redeveloped and an alternative easement location is desired, Grantor may request relocation of the Easement Area. Grantor shall pay all costs associated with the relocation of the Easement Area, and relocation shall be subject to the written approval of and acceptance by Grantee, which shall not be unreasonably withheld.
- G. Grantor represents and warrants that it has the authority to grant this Easement, that the Easement Area is free from all liens and encumbrances that would materially affect the grant of this Easement, and that it will defend the same to Grantee against the lawful claims and demands of all persons whomsoever.
- H. Nothing herein shall be construed as limiting the rights of the public to use the Easement Area as permitted by the Public Walkway Easement, and Grantee’s use of the Easement Area under this Easement shall not unreasonably prevent or interfere with the use of the Easement Area by the public.
- I. Nothing herein shall be construed as limiting or prohibiting TriMet’s right to enforce TriMet’s Code, rules, or regulations within the Easement Area.

*This section is intentionally left blank.*

IN WITNESS WHEREOF, Tri-County Metropolitan Transportation District of Oregon has caused these presents to be signed by its Director of Real Estate and Transit-Oriented Development, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

TRI-COUNTY METROPOLITAN TRANSPORTATION  
DISTRICT OF OREGON

By: \_\_\_\_\_  
Lance Erz, Director of Real Estate and Transit-Oriented Development

State of OREGON

County of MULTNOMAH

This instrument was acknowledged before me on \_\_\_\_\_, 20\_\_\_\_\_, by Lance Erz, as Director of Real Estate and Transit-Oriented Development of the Tri-County Metropolitan Transportation District of Oregon, a mass transit district organized under the laws of the State of Oregon.

\_\_\_\_\_  
Notary Public for OREGON  
My Commission expires \_\_\_\_\_

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney

APPROVED:

\_\_\_\_\_  
Bureau of Environmental Services Director or designee

\_\_\_\_\_  
Date

EXHIBIT A

EASTERLY BES ACCESS EASEMENT

BEING A PORTION OF VACATED NE 42ND AVENUE AND A PORTION OF PARCEL 1, PARTITION PLAT 2023-007, CITY OF PORTLAND, MULTNOMAH COUNTY, OREGON, AND LOCATED IN THE NE 1/4 OF SECTION 36, TOWNSHIP 1 NORTH, RANGE 1 EAST, AND IN THE NW 1/4 OF SECTION 31, TOWNSHIP 1 NORTH, RANGE 2 EAST, WILLAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD, SAID POINT BEING N71°48'50"W, A DISTANCE OF 46.26 FEET FROM THE SOUTHWEST CORNER OF PARCEL 1, PARTITION PLAT 2016-087;

THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, N71°48'50"W, A DISTANCE OF 43.84 FEET;

THENCE N18°08'52"E, A DISTANCE OF 70.52 FEET MORE OR LESS, TO THE WEST RIGHT-OF-WAY LINE OF VACATED 42ND AVENUE;

THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, N0°13'54"E, A DISTANCE OF 40.03 FEET;

THENCE N15°10'11"E, A DISTANCE OF 125.42 FEET MORE OR LESS, TO THE NORTH LINE OF VACATED 42<sup>ND</sup> AVENUE;

THENCE ALONG SAID NORTH LINE, S89°27'18"E, A DISTANCE OF 20.67 FEET;

THENCE S15°10'11"W, A DISTANCE OF 128.02 FEET;

THENCE S0°13'54"W, A DISTANCE OF 118.05 FEET MORE OR LESS, TO THE POINT OF BEGINNING.

BASIS OF BEARINGS: WESTERLY LINE OF PARCEL 1, PARTITION PLAT 2016-087.

CONTAINING: 5,661 SQUARE FEET MORE OR LESS.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David W. Taylor*

OREGON  
FEBRUARY 8, 2000  
DAVID W. TAYLOR  
#53762

RENEWS JUNE 30, 2024

EXHIBIT B

EASTERLY BES ACCESS EASEMENT

T.1N., R.1E., W.M.

T.1N., R.2E., W.M.

N89-40-52E

S89-27-18E

NE Halsey Street

30'

VARIES

55'

43'

N89-40-52E

S89-27-18E

S89-27-18E 64.00'

N45-23-07E 11.28'

Parcel 3

Additional R/W Dedicated  
in 2005-133961

N

Parcel 2

Parcel 1

PP 2016-087

PP 2023-007

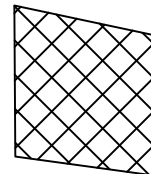
S0-13-54W 255.96'

PORTION OF NE 42nd AVE  
VACATED, SEE R-O-W  
FILE # COP RW9263

Parcel 1

LEGEND

N71-48-50W



ACCESS EASEMENT TO BES

Union Pacific Railroad

POINT OF BEGINNING

100'

25' 50'

SCALE

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David W. Taylor*

OREGON  
FEBRUARY 8, 2000  
DAVID W. TAYLOR  
#53762

RENEWS JUNE 30, 2024

REAL ESTATE AND TRANSIT ORIENTED DEVELOPMENT DEPARTMENT  
TRIMET LEGAL SERVICES DIVISION