

BEFORE THE BOARD OF COMMISSIONERS OF LANE COUNTY, OREGON

ORDER: 22-01-04-20

IN THE MATTER OF AUTHORIZING THE
RELINQUISHMENT OF REAL PROPERTY FOR
PUBLIC PURPOSES UNDER ORS 271.330 TO THE
CITY OF LOWELL, IDENTIFIED AS THE NORTH
PORTION OF WEST BOUNDARY ROAD, MAP
NO. 19-01-14-24.

WHEREAS, this matter now coming before the Lane County Board of Commissioners and said Board deeming it in the best interest of Lane County to sell the following excess Lane County real property, to wit:

Approximately 0.28 acres of land identified as the northern portion of land along West Boundary Road (County Road No. 360) on Assessor's Map 19-01-14, being more particularly described on the attached Bargain and Sale Deed, (SEE EXHIBIT A); and

WHEREAS, said property was acquired by purchase from the United States through the General Road Fund for road purposes and not by tax foreclosure; and

WHEREAS, an offer was received by the City of Lowell to relinquish the property; and

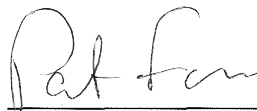
WHEREAS, ORS 271.330 allows the relinquishment of real property owned by a political subdivision to any government body, providing that the property is used for not less than 20 years for a public purpose by the governmental body in the State of Oregon, without consideration.; and

NOW, THEREFORE, the Board of County Commissioners of Lane County **ORDERS** as follows:

1. The offer from City of Lowell to relinquish the County owned property is accepted without consideration.
2. The Deed conveying said property to City of Lowell is signed by the Board.
3. Evergreen Land and Title and Lane County Right of Way Services is instructed to close the transaction and record the Deed.

IT IS FURTHER ORDERED that this Order shall be entered into the records of the Board of Commissioners of the County.

ORDERED this 4th day of January, 2022.



Chair

Lane County Board of Commissioners

After recording return to,
and send tax statements, to:

City of Lowell
PO Box 490
Lowell, OR 97452
Attn: City Administrator

RECORDING INFORMATION

DO NOT WRITE IN THIS SPACE

BARGAIN AND SALE DEED

Lane County, a political subdivision of the State of Oregon, pursuant to Order No. 22-01-04-20 of the Board of County Commissioners of Lane County, hereinafter called Grantor, for the true and actual consideration of **\$0** Dollars, conveys to **City of Lowell**, a municipal corporation of the State of Oregon, hereinafter called Grantee, all that real property situated in Lane County, State of Oregon, described as follows:

See Attachments A and B

Grantee, by acceptance of this grant, hereby declares and otherwise agrees that Grantee shall indemnify, hold harmless and defend the Grantor, its officials, agents and employees, from and against any and all claims, damages, losses, and expenses, including attorney's fees, arising in and from Grantee acceptance and use of the subject property, unless such claims, damages, or losses are caused by Grantor's negligent or intentional act(s).

Containing a total of 0.28 acres, more or less.

Subject to existing right of way, assessments, easements, restrictions, and reservation of record, if any.

Conveyance of this land is conditioned upon its use for public uses for a period of not less than twenty (20) years from the date of conveyance.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. 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. 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 VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF

ATTACHMENT A
 LEGAL DESCRIPTION
 County Surplus Land (North Portion)
 19-01-14
 West Boundary Road, Road No. 360

A tract of land lying in the Southeast one-quarter of the Northwest one-quarter (SE ¼ NW ¼) of Section 14, Township 19 South, Range 1 West of the Willamette Meridian, Lane County, Oregon, and being a portion of that tract of land conveyed to LANE COUNTY, a political subdivision of the State of Oregon, by that certain deed recorded February 15, 1965, Recorder's Reception Number 92323, LANE COUNTY OREGON DEED RECORDS, including portions of land bounded by the southerly and northerly extensions of Blocks 10 and 11, respectively, of the Plat of Lowell, as platted and recorded on Book 4, Page 37, in Lane County Plat Records, Lane County Oregon, being the easterly margin of Pioneer Street and the westerly margin of Hyland Street, respectively, and north of a strip of land, variable feet in width lying in County Road Number 360, Blakely Road, also known as West Boundary Road, the centerline and widths in feet being described as follows:

Beginning at Engineer's Centerline Station L 0+00, said station being 762.06 feet South and 1118.71 feet West of the initial point of Meadows Addition to Lowell as Platted and recorded in Book 4, Page 56, Lane County Oregon Record of Plats; run thence South 68° 39' East 983.27 feet; thence on a 409.29 feet radius curve right (the long chord of which curve bears South 53° 48' 45" East 209.61 feet) a distance of 211.96 feet, thence South 38°58'30" East, 30.37; thence on a 572.96 feet radius curve (the long chord of which bears South 47°57'53" East 179.06 feet) a distance of 179.79 feet, then South 56°57'15" East, 229.25 Feet to Engineer's Centerline Station L16+34.64.

The widths in feet of the strip of land herein described are as follows:

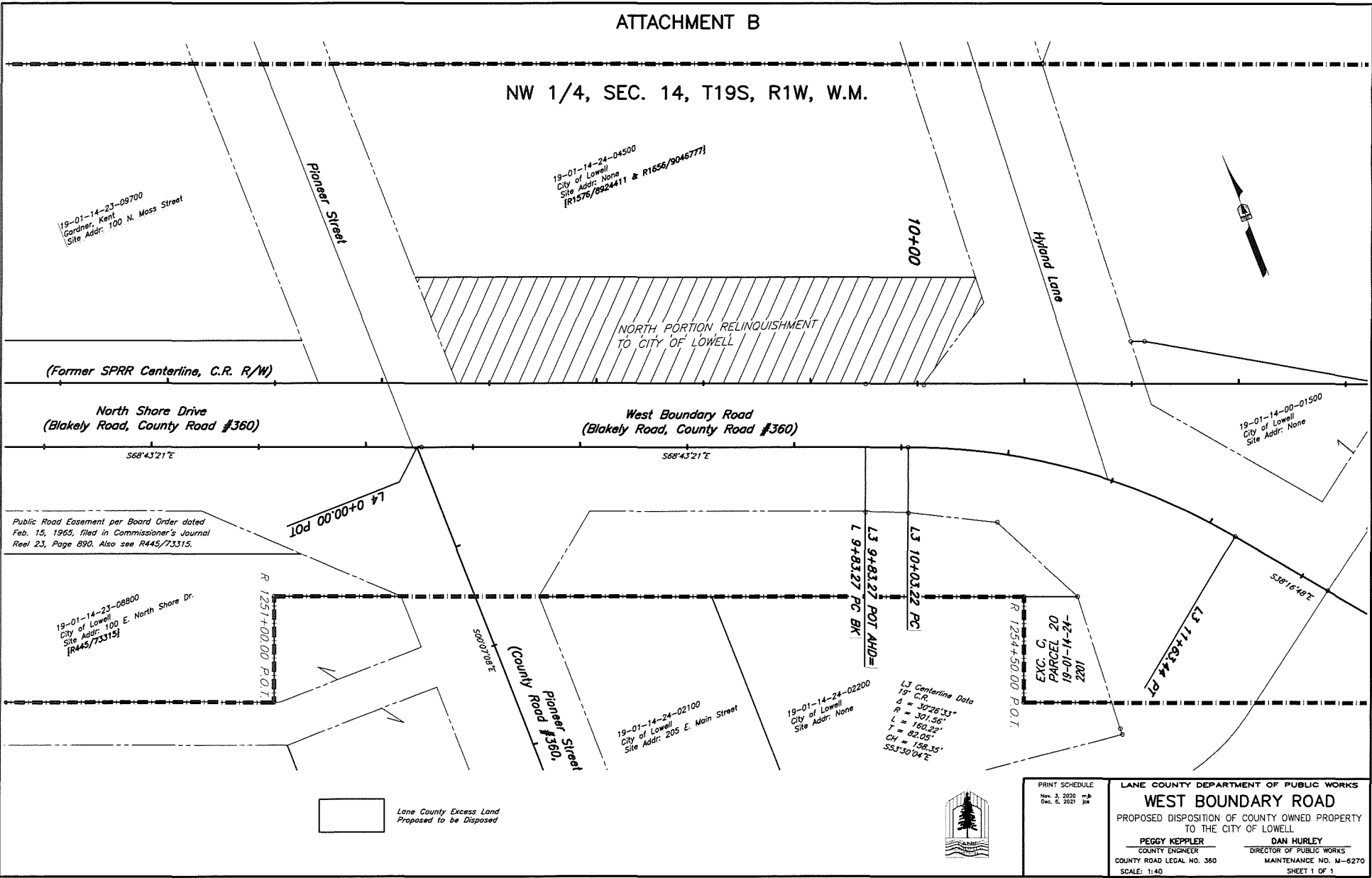
<u>STATION TO STATION</u>		<u>NORTH SIDE OF CENTERLINE</u>	<u>SOUTH SIDE OF CENTERLINE</u>
L 0+00.00	L 10+08.66 POC	30.00 feet	
L 10+08.66	L 10+08.66 POC	30.00 feet tapering on a straight line to 30.85 feet	
L 10+08.66	L 10+30.27 POC	30.85 feet tapering on a straight line to 71.25 feet	
L 10+30.27	L 11+06.51 POC	71.25 feet tapering on a straight line to 40.53 feet	
L 8+31.67	L 8+55.00		70.00 feet tapering to 30.00 feet
L 8+55.00	L 10+50.00 POC		30.00 feet
L 10+50.00	L 10+99.90 POC		30.00 feet tapering to 55.74 feet
L 10+99.90	L 11+62.79 POC		55.74 feet tapering to 30.00 feet

EXCEPT all that land conveyed to Stan Mansfield and Aulber Carter by that certain deed recorded June 7, 1989, Recorder's Reception Number 24411, LANE COUNTY OREGON DEED RECORDS;

The tract of land to which this description applies contains 0.28 ACRES, more or less exclusive of existing right of way.

ATTACHMENT B

NW 1/4, SEC. 14, T19S, R1W, W.M.



19-01-14-23-09700
Gardner, Kent
Site Addr: 100 N. Moss Street

19-01-14-24-04500
City of Lowell
Site Addr: None
[R1576/9924411 & R1656/9046777]

19-01-14-00-01500
City of Lowell
Site Addr: None

19-01-14-23-08800
City of Lowell
Site Addr: 100 E. North Shore Dr.
[R445/73315]

19-01-14-24-02100
City of Lowell
Site Addr: 205 E. Main Street

19-01-14-24-02200
City of Lowell
Site Addr: None

L3 Centerline Data
15' C.R.
d = 30'26'.33"
R = 301.56'
L = 160.22'
T = 82.05°
CH = 158.35'
SSJ30'04"E

	PRINT SCHEDULE Nov. 3, 2023 11:49 AM Dec. 6, 2023 10:38 AM	LANE COUNTY DEPARTMENT OF PUBLIC WORKS WEST BOUNDARY ROAD PROPOSED DISPOSITION OF COUNTY OWNED PROPERTY TO THE CITY OF LOWELL
	COUNTY ENGINEER PEGGY KEPPLER	DIRECTOR OF PUBLIC WORKS DAN HURLEY
COUNTY ROAD LEGAL NO. 360 SCALE: 1:40		MAINTENANCE NO. M-6270 SHEET 1 OF 1

EXHIBIT C
GIS MAP
County Surplus Land (North Tract)
19-01-14
West Boundary Road, Road No. 360

