8-42-470
20C

UNDERGROUND DISTRIBUTION LINE EASEMENT

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KNOW ALL MEN BY THESE PRESENTS, That LUTZ DEVELOPMENT CO.

(hereinafter called "the Grantors," whether one or more than one), for and in consideration of the payment of the sum of ---One and 00/100---------- Dollars ($ 1.00), the receipt of which is hereby acknowledged, hereby grant, sell and convey to Portland General Electric Company, an Oregon corporation,

(hereinafter called "the Grantee," whether one or more than one), its successors and assigns, a perpetual easement and right of way under and across the following described parcel of land situated in Yamhill County, Oregon, being a strip of land six (6) feet in width, ~~extending ---------- feet on each side of a center line~~ more particularly described as follows:

A 6 foot strip of land lying adjacent to the front of all lots in Barclay Farms in Section 7, Township 3 South, Range 2 West, Willamette Meridian.

TO HAVE AND TO HOLD the above described easement and right of way unto the Grantee, its successors and assigns for the following purposes, namely: the perpetual right to enter upon and to install, maintain, repair, rebuild, operate and patrol underground electric power lines and appurtenances, and also including, but not limited to, the right to install surface or subsurface mounted transformers, surface mounted connection boxes and meter cabinets and also temporary overhead utility service facilities during construction.

Grantors shall have the right to use the lands subject to the above described easement for all purposes not inconsistent with the uses and purposes herein set forth, except Grantors shall not build or erect any structure upon the right of way without the prior written consent of the Grantee.

If the Grantee, its successors and assigns, shall fail to use said right of way for the purposes above mentioned for a continuous period of five years after installation of said underground electric power lines, then and in that event this right of way and easement shall terminate and all rights and privileges granted hereunder shall revert to the Grantors, their heirs and assigns.

The Grantors hereby warrant that they are possessed of a marketable title to the property covered by this easement, and have the right to grant the same.

The Grantors, for themselves and their heirs and assigns, covenant to and with the Grantee, its successors and assigns, that the Grantee, its successors and assigns, shall peaceably enjoy the rights and privileges herein granted.

IN WITNESS WHEREOF, the Grantors have caused this easement to be executed this 25 day of April

STATE OF OREGON
County of YAMHILL } ss

04238

Philip G. Mullard (SEAL)
VICE PRESIDENT (SEAL)
(SEAL)
(SEAL)
(SEAL)

I, the undersigned, Clerk of the County and State, do hereby certify that the within instrument has been by me duly recorded in Book 139 Page 1548 Records of said County, this 7th day of May AD 1974 at 11:00 o'clock AM

In testimony whereof I have hereto subscribed my name and affixed my official seal

Wanda Curl, County Clerk
By Deputy

COUNTY BOARD OF COMMISSIONERS

STATE OF OREGON
County of Washington

April 25, 1974

Personally appeared the above named Phillip G. Mullard

and acknowledged the foregoing instrument to be their voluntary act. Before me:

Debra A. Parker
Notary Public for Oregon

10-5-81
My commission expires

NOTARY PUBLIC STATE OF OREGON