

**RESOLUTION NO. 3219
EXERCISING THE POWER OF EMINENT DOMAIN**

Findings

A. The City of Bend ("City") has the authority to exercise the power of eminent domain under the City of Bend Charter, ORS 223.105, and ORS Chapter 35 when deemed necessary by the City of Bend's governing body to accomplish public purposes.

B. The City has the responsibility of providing safe transportation routes for commerce, convenience and to adequately serve the traveling public. The City is the road authority for all highways, roads, streets and alleys, other than state highways, within the boundaries of the City, under ORS 810.010, and has the authority to use the power of eminent domain for the purpose of establishing, laying out, extending or widening streets, under ORS 223.105.

C. The Bend City Council approved a Progressive Design-Build Agreement with Knife River Corporation for the Empire Corridor Improvements Project (1XECI) on March 7, 2018. The Empire Corridor Improvements Project includes Purcell Boulevard modernization improvements from Butler Market Road to the North Unit Irrigation District main canal as well as improvements to the intersection of Butler Market road and Purcell Boulevard (Subproject 5 and a portion of Subproject 3) (the "Project"). The Project has been planned in accordance with appropriate engineering standards for the construction of transportation infrastructure to minimize property damage, promote transportation, and safeguard travel.

D. To accomplish this Project, it is necessary to acquire the interests in property described in the Attachment A.

Based on these findings, the City Council of the City of Bend resolves as follows:

Section 1. The Council accepts the Findings as facts in support of this Resolution. The properties being acquired are necessary for the construction of the Project and are in the public interest. The Project has been planned, designed, located and will be constructed in a manner which will be most compatible with the greatest public good and the least private injury;

Section 2. The power of eminent domain is exercised with respect to each of the properties and interests in property described in Attachment A. Each is acquired subject to payment of just compensation and subject to procedural requirements of Oregon law.

Section 3. City staff and the City's agents and attorneys are authorized and requested to attempt to agree with the owner and other persons in interest as to the compensation to be paid for each acquisition. In the event that

no satisfactory agreement can be reached, City staff, agents and attorneys are authorized to commence and prosecute condemnation proceedings necessary to finally determine just compensation or any other issue appropriate to be determined by a court in connection with the acquisition. This authorization is not intended to expand the jurisdiction of any court to decide matters determined above or determinable by the City Council.

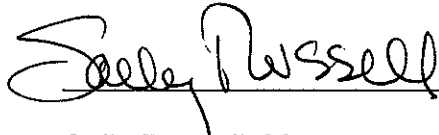
Section 4. The City of Bend expressly reserves its jurisdiction to determine the necessity or propriety of any acquisition, its quantity, quality or locality, and to change or abandon any acquisition.

Section 5. This resolution takes effect immediately upon adoption.

Adopted by motion of the Bend City Council on September 2, 2020.

YES: Sally Russell, Mayor
Bruce Abernethy
Barb Campbell
Bill Moseley
Justin Livingston
Gena Goodman-Campbell
Chris Piper

NO: none



Sally Russell, Mayor

Attest:



Rebyn Christie, City Recorder

Approved as to form:



Mary A. Winters, City Attorney

Attachment A

RESOLUTION EXERCISING THE POWER OF EMINENT DOMAIN

Empire Corridor Improvements Project (1XECI)

Enclosed:

Legal descriptions and exhibits for temporary and permanent easements to be acquired at:

Property	Page
2151 NE Castle Ave	2
Right of Way Acquisition and Temporary Construction Easement	3
3328 NE Cruise Loop	6
Right of Way Acquisition	7
3332 NE Cruise Loop	9
Right of Way Acquisition	10
3321 NE Purcell Boulevard	12
Right of Way Acquisition	13
3324 NE Purcell Boulevard	15
Right of Way Acquisition and Temporary Construction Easement	16
3350 NE Purcell Boulevard	20
Right of Way Acquisition, Permanent Slope Easement, and Temporary Construction Easement	21
3450 NE Purcell Boulevard	24
Right of Way Acquisition and Permanent Slope Easement	25

2151 NE Castle Ave

Property Owner: Laura L Frisone

EXHIBIT 'A'
LEGAL DESCRIPTION**PARCEL 1 – RIGHT-OF-WAY DEDICATION**

A TRACT OF LAND BEING A PORTION OF LOT 17, YEOMAN PARK, RECORDED MAY 23, 2002 IN PLAT CABINET F, PAGE 157, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON AND FILED AS COUNTY SURVEY NO. 14969 IN THE DESCHUTES COUNTY SURVEYOR'S OFFICE, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 17;

THENCE, NORTH 0°11'06" EAST, A DISTANCE OF 70.28 FEET, ALONG THE WESTERLY LINE OF SAID LOT 17, BEING COINCIDENT WITH THE EASTERLY RIGHT-OF-WAY LINE, BEING 40.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF PURCELL BOULEVARD, TO A POINT;

THENCE, DEPARTING SAID WESTERLY LINE OF LOT 17, SOUTH 13°08'23" EAST, A DISTANCE OF 13.32 FEET, TO A POINT;

THENCE, SOUTH 0°26'17" WEST, A DISTANCE OF 15.06 FEET, TO A POINT;

THENCE, SOUTH 14°02'17" EAST, A DISTANCE OF 43.47 FEET, TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID LOT 17;

THENCE, SOUTH 89°39'15" WEST, A DISTANCE OF 13.68 FEET, ALONG THE SOUTHERLY LINE OF SAID LOT 17, TO THE **POINT OF BEGINNING**

HEREIN DESCRIBED LANDS CONTAIN 418 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

PARCEL 2 – TEMPORARY CONSTRUCTION EASEMENT (TCE)

A TRACT OF LAND BEING A PORTION OF LOT 17, YEOMAN PARK, RECORDED MAY 23, 2002 IN PLAT CABINET F, PAGE 157, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON AND FILED AS COUNTY SURVEY NO. 14969 IN THE DESCHUTES COUNTY SURVEYOR'S OFFICE, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE

SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 17;

THENCE, NORTH 0°11'06" EAST, A DISTANCE OF 70.28 FEET, ALONG THE WESTERLY LINE OF SAID LOT 17, BEING COINCIDENT WITH THE EASTERLY RIGHT-OF-WAY LINE, BEING 40.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF PURCELL BOULEVARD, TO THE TRUE **POINT OF BEGINNING** FOR THIS DESCRIPTION;

THENCE, CONTINUING NORTH 0°11'06" EAST, A DISTANCE OF 21.69 FEET, ALONG SAID WESTERLY LINE OF LOT 17, TO A POINT;

THENCE, DEPARTING SAID WESTERLY LINE OF LOT 17, SOUTH 13°08'23" EAST, A DISTANCE OF 35.02 FEET, TO A POINT;

THENCE, SOUTH 0°26'17" WEST, A DISTANCE OF 15.02 FEET, TO A POINT;

THENCE, SOUTH 14°02'17" EAST, A DISTANCE OF 44.05 FEET TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID LOT 17;

THENCE, SOUTH 89°39'15" WEST, A DISTANCE OF 5.15 FEET, ALONG THE SOUTHERLY LINE OF SAID LOT 17, TO A POINT;

THENCE, DEPARTING SAID SOUTHERLY LINE OF SAID LOT 17, NORTH 14°02'17" WEST, A DISTANCE OF 43.47 FEET, TO A POINT;

THENCE, NORTH 0°26'17" EAST, A DISTANCE OF 15.06 FEET, TO A POINT;

THENCE, NORTH 13°08'23" WEST, A DISTANCE OF 13.32 FEET, TO THE **POINT OF BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 415 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDUC
79288

EXPIRES: 12/31/2021

3328 NE Cruise Loop

Property Owner: Joyce M Spenst and Sharon J Wacek

EXHIBIT 'A'
LEGAL DESCRIPTION

PARCEL 1 – RIGHT-OF-WAY DEDICATION

A TRACT OF LAND BEING A PORTION OF LOT 15, ROYAL YEOMAN, RECORDED OCTOBER 6, 1994 IN PLAT CABINET D, PAGE 83, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON AND FILED AS COUNTY SURVEY NO. 11976 IN THE DESCHUTES COUNTY SURVEYOR'S OFFICE, LOCATED IN THE SOUTHEAST ONE-QUARTER (SE1/4) OF THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHERLY MOST CORNER OF THAT TRACT CONVEYED TO THE CITY OF BEND AS DESCRIBED IN THAT WARRANTY DEED RECORDED OCTOBER 18, 2000 IN VOLUME 2000, PAGE 42060, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, SAID POINT BEING ON THE LINE COMMON TO LOTS 15 AND 16, SAID ROYAL YEOMAN AND LYING NORTH 51°11'50" WEST, A DISTANCE OF 19.24 FEET FROM THE EASTERLY MOST CORNER COMMON TO SAID LOTS 15 AND 16;

THENCE, DEPARTING SAID LINE COMMON TO LOTS 15 AND 16, ROYAL YEOMAN, SOUTH 40°04'26" WEST, A DISTANCE OF 22.59 FEET, ALONG THE NORTHWESTERLY LINE OF THE LAST MENTIONED TRACT, TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID LOT 15, BEING COINCIDENT WITH THE NORTHERLY RIGHT-OF-WAY LINE FOR BUTLER MARKET ROAD;

THENCE, DEPARTING THE NORTHWESTERLY LINE OF THE LAST MENTIONED TRACT, SOUTH 79°57'46" WEST, A DISTANCE OF 66.72 FEET, ALONG SAID SOUTHERLY LINE OF LOT 15, TO A POINT;

THENCE, DEPARTING SAID SOUTHERLY LINE OF LOT 15, NORTH 50°27'53" EAST, A DISTANCE OF 12.33 FEET, TO A POINT;

THENCE, NORTH 77°52'20" EAST, A DISTANCE OF 37.12 FEET, TO A POINT;

THENCE, NORTH 59°59'55" EAST, A DISTANCE OF 34.25 FEET, TO A POINT OF INTERSECTION WITH SAID LINE COMMON TO LOTS 15 AND 16, ROYAL YEOMAN;

THENCE, SOUTH 51°11'50" EAST, A DISTANCE OF 6.15 FEET, ALONG SAID LINE COMMON TO LOTS 15 AND 16, ROYAL YEOMAN, TO THE **POINT OF BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 653 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

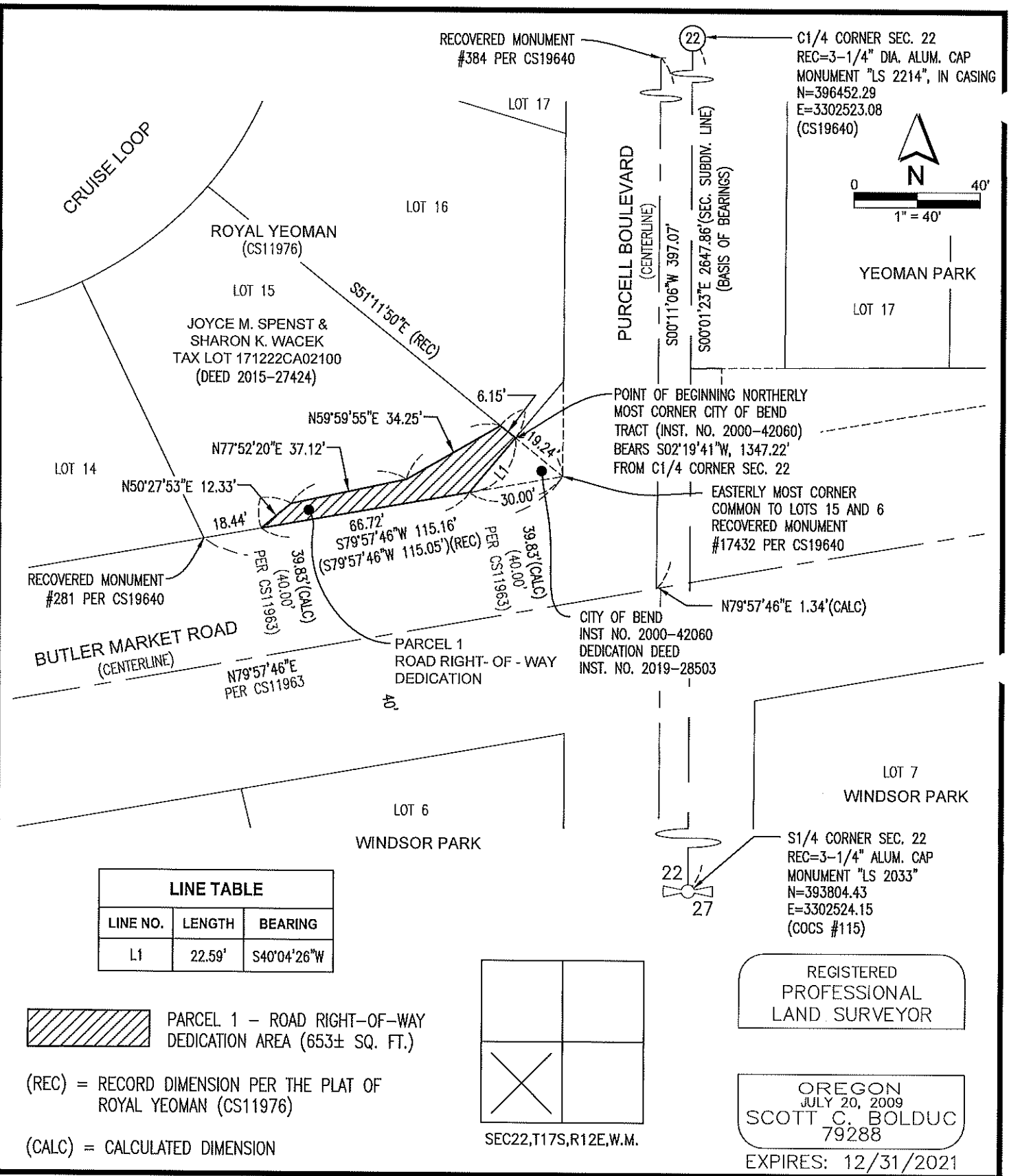
BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDOC
79288

EXPIRES: 12/31/2021

U:\Bend\Projects\Clients\Knife River Corp\297-6237-004 Empire Corridor Phase2\99Svcs\Survey\00Current\Dwg PLOTTED BY: SomheOli

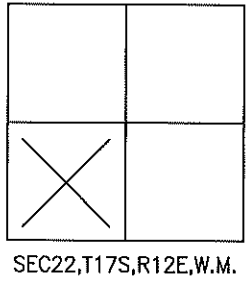


LINE TABLE		
LINE NO.	LENGTH	BEARING
L1	22.59'	S40°04'26"W

PARCEL 1 - ROAD RIGHT-OF-WAY DEDICATION AREA (653± SQ. FT.)

(REC) = RECORD DIMENSION PER THE PLAT OF ROYAL YEOMAN (CS11976)

(CALC) = CALCULATED DIMENSION



REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDOC
79288

EXPIRES: 12/31/2021

Parametrix
ENGINEERING . PLANNING . ENVIRONMENTAL SCIENCES

150 NW PACIFIC PARK LANE, SUITE 110 | BEND, OR 97702
P 541.508.7710
WWW.PARAMETRIX.COM

PROJECT NAME
EMPIRE CORRIDOR PHASE II INTERSECTION IMPROVEMENT PROJECT

EXHIBIT 'B'- JOYCE M. SPENST & SHARON J. WACEK
TAXLOT 171222CA02100
CITY OF BEND, OR

DRAWING NO.
1 OF 1

DWG NAME
BE6237004V-ACQ

DATE
08/25/2020

3332 NE Cruise Loop

Property Owner: Daniel T and Rebecca A Galanaugh

EXHIBIT 'A'
LEGAL DESCRIPTION

PARCEL 1 – RIGHT-OF-WAY DEDICATION

A TRACT OF LAND BEING A PORTION OF LOT 16, ROYAL YEOMAN, RECORDED OCTOBER 6, 1994 IN PLAT CABINET D, PAGE 83, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, LOCATED IN THE EAST ONE-HALF (E1/2) OF THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE WESTERLY MOST CORNER OF THAT TRACT CONVEYED TO THE CITY OF BEND AS DESCRIBED IN THAT WARRANTY DEED RECORDED MAY 11, 2001 IN VOLUME 2001, PAGE 22323, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, SAID POINT BEING ON THE LINE COMMON TO LOTS 15 AND 16, SAID ROYAL YEOMAN AND LYING NORTH 51°11'50" WEST, A DISTANCE OF 19.24 FEET FROM THE EASTERLY MOST CORNER COMMON TO SAID LOTS 15 AND 16;

THENCE, DEPARTING THE BOUNDARY OF THE LAST MENTIONED TRACT, NORTH 51°11'50" WEST A DISTANCE OF 6.15 FEET, ALONG SAID LINE COMMON TO LOTS 15 AND 16, ROYAL YEOMAN, TO A POINT;

THENCE, DEPARTING SAID LINE COMMON TO LOTS 15 AND 16, ROYAL YEOMAN, NORTH 32°12'01" EAST, A DISTANCE OF 37.43 FEET, TO A POINT OF INTERSECTION WITH THE EASTERLY LINE OF SAID LOT 16, BEING COINCIDENT WITH THE WESTERLY RIGHT-OF-WAY LINE FOR PURECLL BOULEVARD;

THENCE, SOUTH 0°11'06" WEST, A DISTANCE OF 17.59 FEET, ALONG SAID EASTERLY LINE OF LOT 16, TO THE NORTHERLY MOST CORNER OF THE LAST MENTIONED TRACT;

THENCE, DEPARTING SAID EASTERLY LINE OF LOT 16, SOUTH 40°04'26" WEST, A DISTANCE OF 23.45, ALONG THE NORTHWESTERLY LINE OF THE LAST MENTIONED TRACT, TO THE **POINT OF BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 247 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

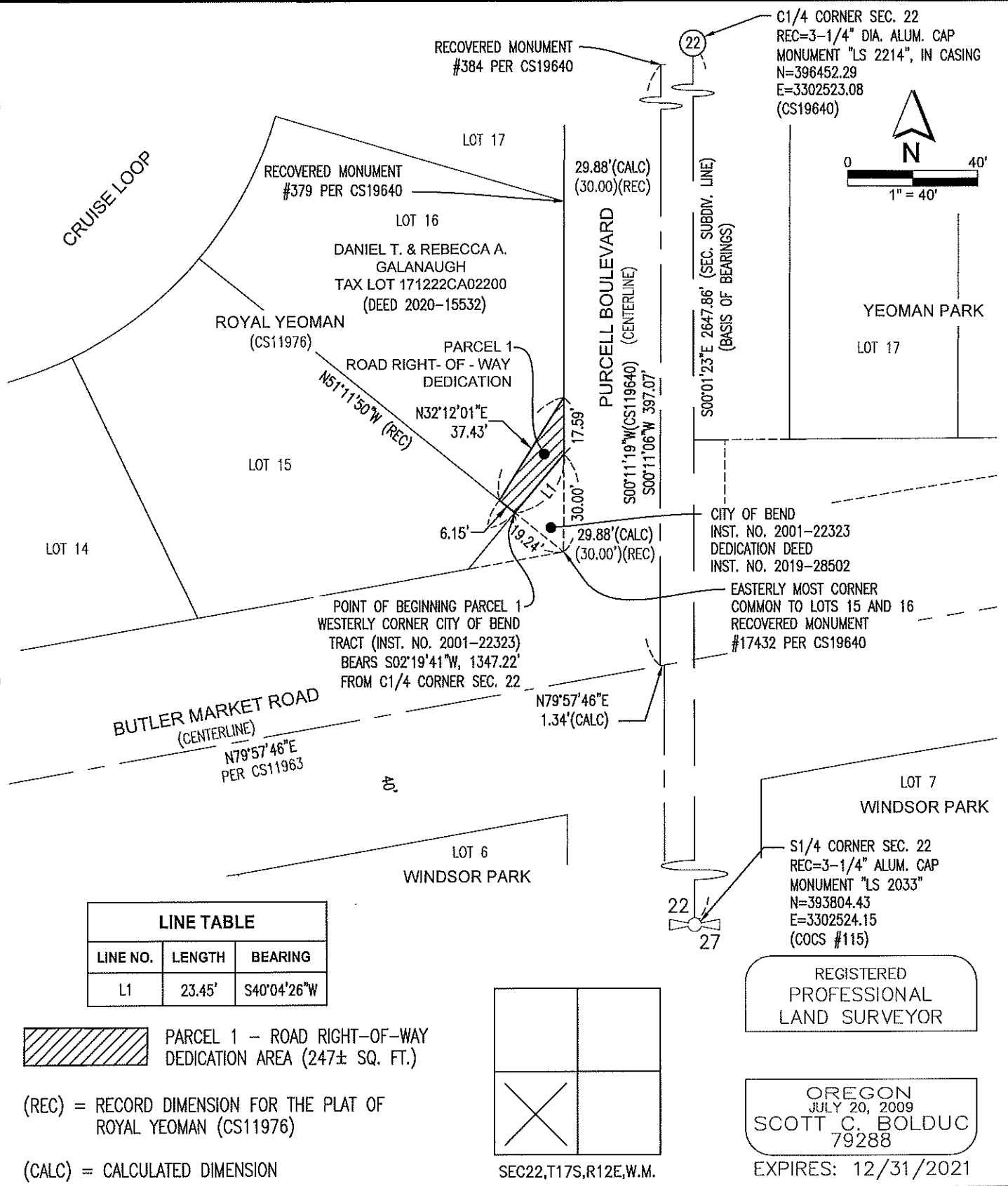
BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

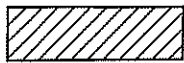
OREGON
JULY 20, 2009
SCOTT C. BOLDUC
79288

EXPIRES: 12/31/2021

PATH: U:\Projects\Clients\6237-Knife River Corp\297-6237-004 Empire Corridor Phase2\99Svcs\Survey\00Current\Dwg PLOTTED BY: Som



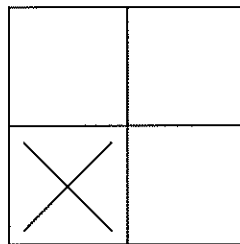
LINE TABLE		
LINE NO.	LENGTH	BEARING
L1	23.45'	S40°04'26"W



PARCEL 1 - ROAD RIGHT-OF-WAY DEDICATION AREA (247± SQ. FT.)

(REC) = RECORD DIMENSION FOR THE PLAT OF ROYAL YEOMAN (CS11976)

(CALC) = CALCULATED DIMENSION



SEC22,T17S,R12E,W.M.

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDOC
79288

EXPIRES: 12/31/2021

Parametrix

ENGINEERING . PLANNING . ENVIRONMENTAL SCIENCES

150 NW PACIFIC PARK LANE, SUITE 110 | BEND, OR 97702
P 541.508.7710
WWW.PARAMETRIX.COM

PROJECT NAME

**EMPIRE CORRIDOR PHASE II
INTERSECTION IMPROVEMENT PROJECT**

EXHIBIT 'B'- DANIEL T. & REBECCA A. GALANAUGH
TAXLOT 171222CA02200
CITY OF BEND, OR

DRAWING NO.

1 OF 1

DWG NAME
BE6237004V-ACQ

DATE
08/25/2020

3321 NE Purcell Boulevard

Property Owner: Tyrone R Biddle Et al

EXHIBIT 'A'
LEGAL DESCRIPTION

PARCEL 1 – RIGHT-OF-WAY DEDICATION

A TRACT OF LAND BEING A PORTION OF LOT 6, WINDSOR PARK, RECORDED MAY 31, 1994 IN PLAT CABINET D, PAGE 51, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, AND FILED AS COUNTY SURVEY NO. 11851 IN THE DESCHUTES COUNTY SURVEYOR'S OFFICE, LOCATED IN THE SOUTHEAST ONE-QUARTER (SE1/4) OF THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 6;

THENCE, SOUTH 0°06'20" WEST, A DISTANCE OF 42.83 FEET, ALONG THE EASTERLY LINE OF SAID LOT 6, BEING COINCIDENT WITH THE WESTERLY RIGHT-OF-WAY LINE, BEING 30.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF PURCELL BOULEVARD, TO A POINT;

THENCE, DEPARTING SAID EASTERLY LINE, NORTH 17°59'29" WEST, A DISTANCE OF 42.57 FEET, TO A POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID LOT 6, BEING COINCIDENT WITH THE SOUTHERLY RIGHT-OF-WAY LINE, BEING 40.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF BUTLER MARKET ROAD, TO A POINT;

THENCE, NORTH 79°57'46" EAST, A DISTANCE OF 13.43 FEET, ALONG THE NORTHERLY LINE OF SAID LOT 6, TO THE **POINT OF BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 283 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

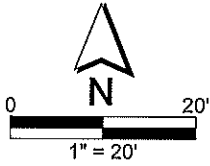
BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDOC
79288

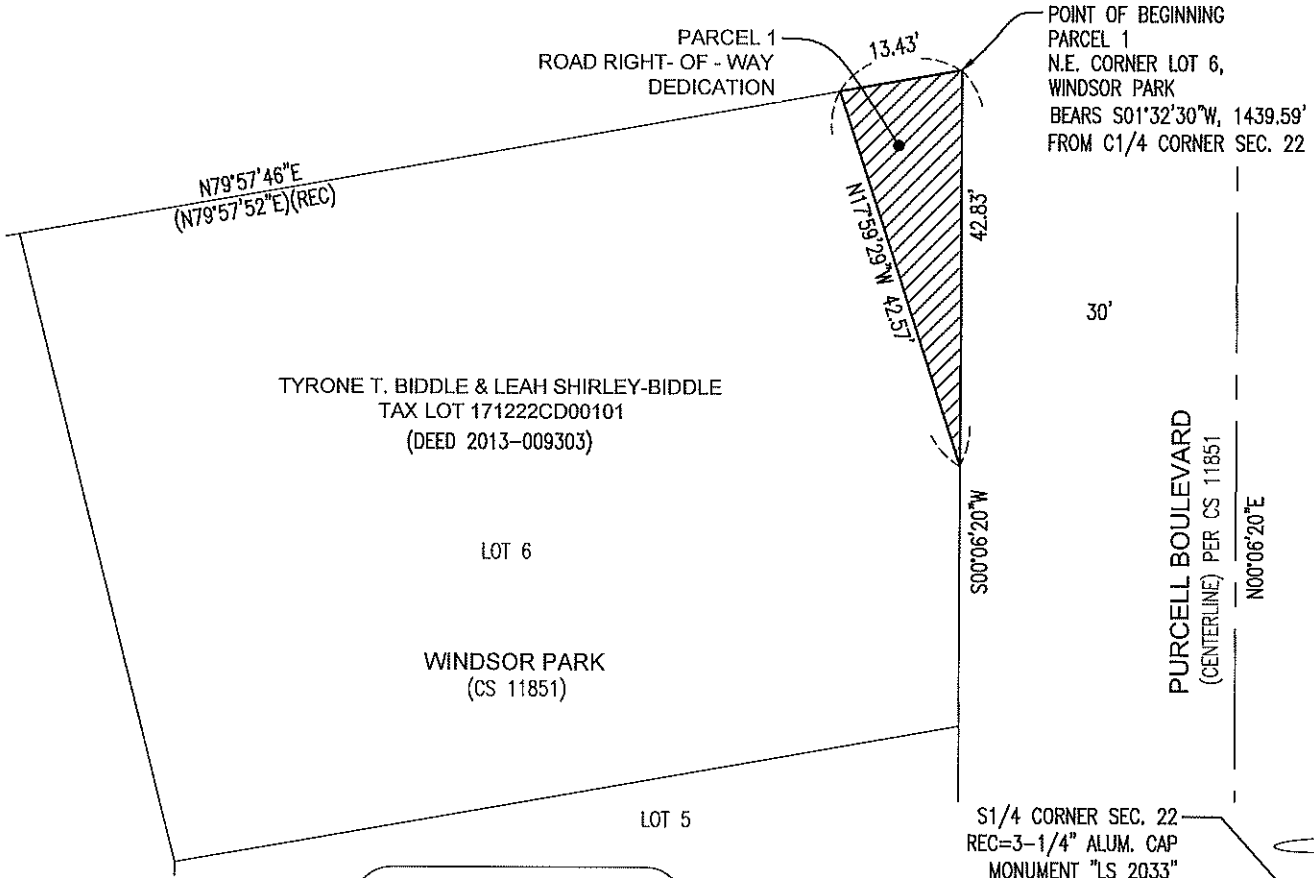
EXPIRES: 12/31/2021

U:\Bend\Projects\Clients\Knife River Corp\297-6237-004 Empire Corridor Phase2\99Svcs\Survey\00Current\Dwg PLOTTED BY: SomheOli



C1/4 CORNER SEC. 22
 REC=3-1/4" DIA. ALUM. CAP
 MONUMENT "LS 2214", IN CASING
 N=396452.29
 E=3302523.08
 (CS19640)

BUTLER MARKET ROAD
 N79°57'46"E
 (CENTERLINE) PER CS 11963



TYRONE T. BIDDLE & LEAH SHIRLEY-BIDDLE
 TAX LOT 171222CD00101
 (DEED 2013-009303)

LOT 6

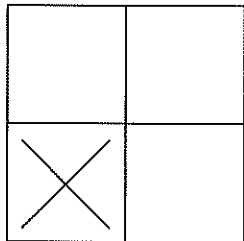
WINDSOR PARK
 (CS 11851)

LOT 5

POINT OF BEGINNING
 PARCEL 1
 N.E. CORNER LOT 6,
 WINDSOR PARK
 BEARS S01°32'30"W, 1439.59'
 FROM C1/4 CORNER SEC. 22

PURCELL BOULEVARD
 (CENTERLINE) PER CS 11851
 N00°06'20"E
 S00°01'23"E 2647.86' (SEC. SUBDIV. LINE)
 (BASIS OF BEARINGS)

S1/4 CORNER SEC. 22
 REC=3-1/4" ALUM. CAP
 MONUMENT "LS 2033"
 N=393804.43
 E=3302524.15
 (COCs #115)

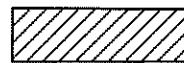


SEC22,T17S,R12E,W.M.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 JULY 20, 2009
 SCOTT C. BOLDOC
 79288

EXPIRES: 12/31/2021



PARCEL 1 - ROAD RIGHT-OF-WAY
 DEDICATION AREA (283± SQ. FT.)

CS = DESCHUTES COUNTY SURVEY NUMBER

(REC) = RECORD DIMENSION PER THE PLAT OF
 WINDSOR PARK (CS11851)

Parametrix

ENGINEERING . PLANNING . ENVIRONMENTAL SCIENCES

150 NW PACIFIC PARK LANE, SUITE 110 | BEND, OR 97702
 P 541.508.7710
 WWW.PARAMETRIX.COM

PROJECT NAME

**EMPIRE CORRIDOR PHASE II
 PURCELL BLVD AND BUTLER MARKET
 ROAD INTERSECTION**

EXHIBIT 'B'- TYRONE T. BIDDLE & LEAH SHIRLEY-BIDDLE
 TAXLOT 171222CD00101
 CITY OF BEND, OR

DRAWING NO.

1 OF 1

DWG NAME

BE6237004V-ACQ

DATE

08/25/2020

3321 NE Purcell Boulevard

Property Owner: Chris R and Christy Erickson

EXHIBIT 'A'
LEGAL DESCRIPTION

PARCEL 1 – RIGHT-OF-WAY DEDICATION

A TRACT OF LAND BEING A PORTION OF LOT 7, WINDSOR PARK, RECORDED MAY 31, 1994 IN PLAT CABINET D, PAGE 51, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, AND FILED AS COUNTY SURVEY NO. 11851 IN THE DESCHUTES COUNTY SURVEYOR'S OFFICE, LOCATED IN THE SOUTHWEST ONE-QUARTER (SW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 7;

THENCE, NORTH 79°57'46" EAST, A DISTANCE OF 26.46 FEET, ALONG THE NORTHERLY LINE OF SAID LOT 7, BEING COINCIDENT WITH THE SOUTHERLY RIGHT-OF-WAY LINE, BEING 40.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF BUTLER MARKET ROAD, TO A POINT OF CURVATURE WITH A CURVE HAVING A RADIUS OF 2,824.79 FEET;

THENCE, CONTINUING ALONG SAID NORTHERLY LINE OF LOT 7, ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 0°21'02", AN ARC DISTANCE OF 17.28 FEET (THE CHORD OF WHICH BEARS NORTH 80°08'17" EAST, A DISTANCE OF 17.28 FEET), TO A POINT;

THENCE, DEPARTING SAID NORTHERLY LINE OF LOT 7, SOUTH 47°42'00" WEST, A DISTANCE OF 32.15 FEET, TO A POINT;

THENCE, SOUTH 29°49'02" WEST, A DISTANCE OF 32.95 FEET, TO A POINT;

THENCE, SOUTH 0°05'52" WEST, A DISTANCE OF 22.31 FEET, TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID LOT 7;

THENCE, NORTH 89°57'37" WEST, A DISTANCE OF 3.00 FEET, TO THE SOUTHWEST CORNER OF SAID LOT 7, SAID POINT LYING ON THE EASTERLY RIGHT OF WAY LINE, BEING 30.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF PURCELL BOULEVARD;

THENCE, NORTH 0°06'20" EAST, A DISTANCE OF 64.96 FEET, ALONG THE WESTERLY LINE OF SAID LOT 7, BEING COINCIDENT WITH SAID EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD, TO THE **POINT OF BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 899 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

PARCEL 2 – TEMPORARY CONSTRUCTION EASEMENT (TCE)

A TRACT OF LAND BEING A PORTION OF LOT 7, WINDSOR PARK, RECORDED MAY 31, 1994 IN PLAT CABINET D, PAGE 51, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, AND FILED AS COUNTY SURVEY NO. 11851 IN THE DESCHUTES COUNTY SURVEYOR'S OFFICE, LOCATED IN THE SOUTHWEST ONE-QUARTER (SW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 7;

THENCE, NORTH 79°57'46" EAST, A DISTANCE OF 26.46 FEET, ALONG THE NORTHERLY LINE OF SAID LOT 7, BEING COINCIDENT WITH THE SOUTHERLY RIGHT-OF-WAY LINE, BEING 40.00 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF BUTLER MARKET ROAD, TO A POINT OF CURVATURE WITH A CURVE HAVING A RADIUS OF 2,824.79 FEET;

THENCE, CONTINUING ALONG SAID NORTHERLY LINE OF LOT 7, ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 0°21'02", AN ARC DISTANCE OF 17.28 FEET (THE CHORD OF WHICH BEARS NORTH 80°08'17" EAST, A DISTANCE OF 17.28 FEET), TO THE TRUE **POINT OF BEGINNING** FOR THIS DESCRIPTION;

THENCE, CONTINUING ALONG SAID NORTHERLY LINE OF LOT 7, ALONG THE CONTINUATION OF THE LAST MENTIONED CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 0°11'16", AN ARC DISTANCE OF 9.25 FEET (THE CHORD OF WHICH BEARS NORTH 80°24'25" EAST, A DISTANCE OF 9.25 FEET), TO A POINT;

THENCE, DEPARTING SAID NORTHERLY LINE OF LOT 7, SOUTH 47°42'00" WEST, A DISTANCE OF 39.15 FEET, TO A POINT;

THENCE, SOUTH 29°49'02" WEST, A DISTANCE OF 16.71 FEET, TO A POINT;

THENCE, SOUTH 0°05'52" WEST, A DISTANCE OF 33.23 FEET, TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID LOT 7;

THENCE, NORTH 89°57'37" WEST, A DISTANCE OF 12.00 FEET, ALONG SAID SOUTHERLY LINE OF LOT 7, TO A POINT;

THENCE, DEPARTING SAID SOUTHERLY LINE OF LOT 7, NORTH 0°05'52" EAST, A DISTANCE OF 22.31 FEET, TO A POINT;

THENCE, NORTH 29°49'02" EAST, A DISTANCE OF 32.95 FEET, TO A POINT;

THENCE, NORTH 47°42'00" EAST, A DISTANCE OF 32.15 FEET, TO THE **POINT OF BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 636 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

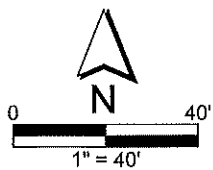
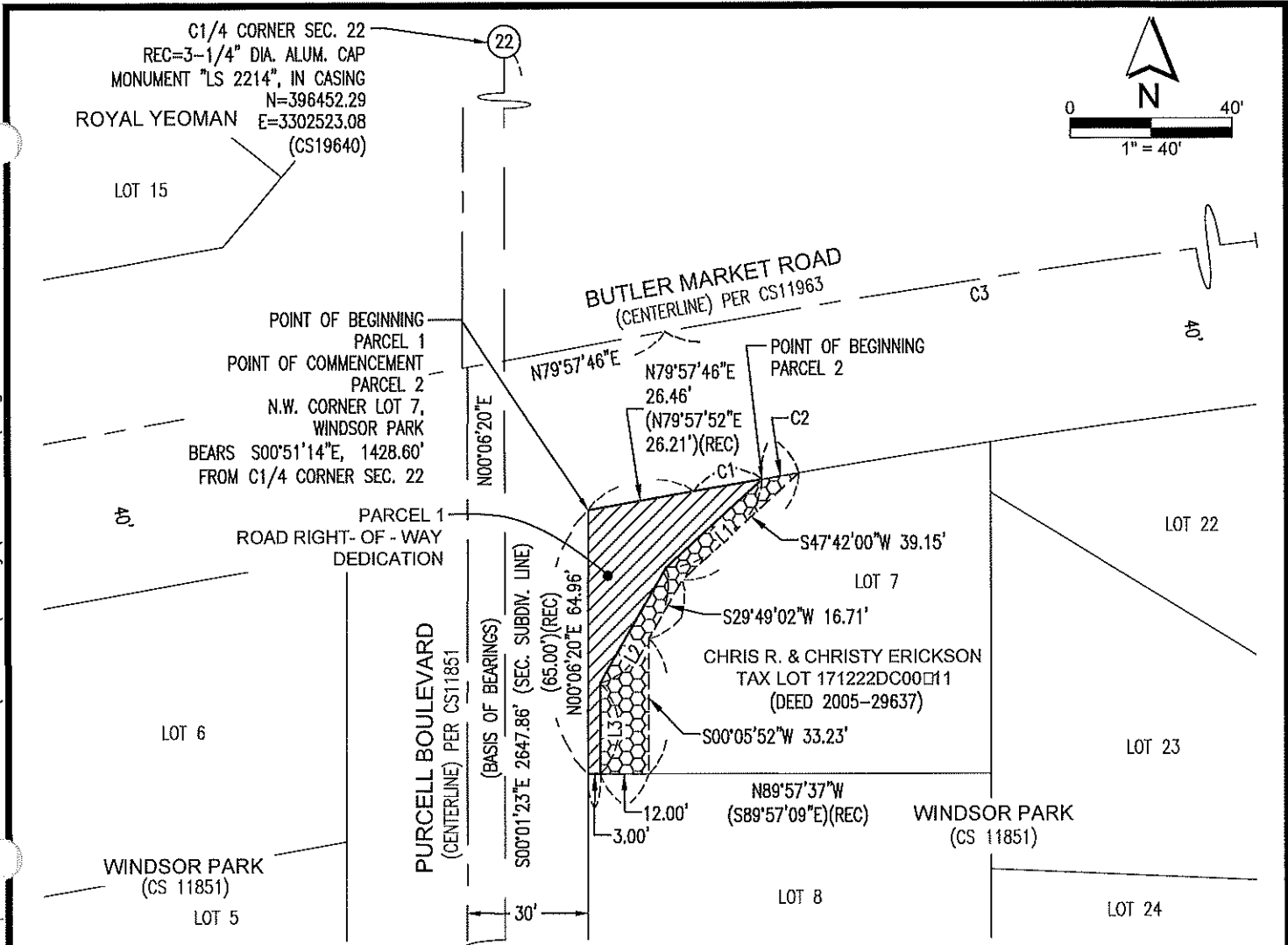
BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDOC
79288

EXPIRES: 12/31/2021

U:\Projects\Clients\Knife River Corp\297-6237-004 Empire Corridor Phase2\99svcs\Survey\00Current\Dwg PLOTTED BY: Som



LINE TABLE

LINE NO.	LENGTH	BEARING
L1	32.15'	S47°42'00"W
L2	32.95'	S29°49'02"W
L3	22.31'	S00°05'52"W

CURVE TABLE

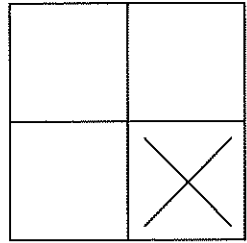
CURVE NO.	LENGTH	RADIUS	DELTA	CHORD
C1	17.28'	2824.79'	0°21'02"	N80°08'17"E 17.28'
C2	9.25'	2824.79'	0°11'16"	N80°24'25"E 9.25'
C3	529.76'	2864.79'	10°35'42"	N85°15'37"E 529.00'

PARCEL 1 - ROAD RIGHT-OF-WAY DEDICATION AREA (899± SQ. FT.)

PARCEL 2 - TEMPORARY CONSTRUCTION EASEMENT (636± SQ. FT.)

CS = DESCHUTES COUNTY SURVEY NUMBER

(REC) = RECORD DIMENSION PER THE PLAT OF WINDSOR PARK (CS11851)



SEC22,T17S,R12E,W.M.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDUC
79288
EXPIRES: 12/31/2021

Parametrix
ENGINEERING . PLANNING . ENVIRONMENTAL SCIENCES
150 NW PACIFIC PARK LANE, SUITE 110 | BEND, OR 97702
P 541.508.7710
WWW.PARAMETRIX.COM

PROJECT NAME
**EMPIRE CORRIDOR PHASE II
INTERSECTION IMPROVEMENT PROJECT**
EXHIBIT 'B'- CHRIS R. & CHRISTY ERICKSON
TAXLOT 171222DC0011
CITY OF BEND, OR

DRAWING NO.
1 OF 1
DWG NAME
BE6237004V-ACQ
DATE
08/24/2020

3350 NE Purcell Boulevard

Property Owner: Mary S Putnam Et al

EXHIBIT 'A'
LEGAL DESCRIPTION

PARCEL 1 – RIGHT-OF-WAY DEDICATION

A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED AS PARCEL #1 IN THAT BARGAIN AND SALE DEED RECORDED JUNE 7, 2019 IN VOLUME 2019, PAGE 19004, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, YEOMAN PARK, RECORDED MAY 23, 2002 IN PLAT CABINET F, PAGE 157, OFFICIAL RECORDS DESCHUTES COUNTY, OREGON;

THENCE, DEPARTING THE BOUNDARY OF SAID LOT 1, YEOMAN PARK, SOUTH 89°37'07" WEST, A DISTANCE OF 20.00 FEET, ALONG THE SOUTHERLY LINE OF SAID PROPERTY, TO THE SOUTHWESTERLY CORNER OF SAID PROPERTY, SAID POINT LYING ON THE EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD (YEOMAN ROAD);

THENCE, NORTH 0°21'49" EAST, A DISTANCE OF 423.46 FEET, ALONG THE WESTERLY LINE OF SAID PROPERTY, BEING COINCIDENT WITH THE EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD (YEOMAN ROAD), TO THE NORTHWESTERLY CORNER OF SAID PROPERTY;

THENCE, SOUTH 70°15'27" EAST, A DISTANCE OF 19.78 FEET, ALONG THE NORTHERLY LINE OF SAID PROPERTY, TO A POINT;

THENCE, DEPARTING THE NORTHERLY LINE OF SAID PROPERTY, SOUTH 0°10'45" WEST. A DISTANCE OF 416.64 FEET, TO THE POINT OF BEGINNING.

HEREIN DESCRIBED LANDS CONTAIN 8,117 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

PARCEL 2 – PERMANENT EASEMENT FOR SLOPES

A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED AS PARCEL #1 IN THAT BARGAIN AND SALE DEED RECORDED JUNE 7, 2019 IN VOLUME 2019, PAGE 19004, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, YEOMAN PARK, RECORDED MAY 23, 2002 IN PLAT CABINET F, PAGE 157, OFFICIAL RECORDS DESCHUTES COUNTY, OREGON;

THENCE, DEPARTING THE BOUNDARY OF SAID LOT 1, YEOMAN PARK, NORTH 0°10'45" EAST, A DISTANCE OF 416.64 FEET, TO A POINT ON THE NORTHERLY LINE OF SAID PROPERTY;

THENCE, SOUTH 70°15'27" EAST, A DISTANCE OF 15.92 FEET, ALONG THE NORTHERLY LINE OF SAID PROPERTY, TO A POINT;

THENCE, DEPARTING THE NORTHERLY LINE OF SAID PROPERTY, SOUTH 0°10'46" WEST. A DISTANCE OF 411.17 FEET, TO A POINT OF INTERSECTION WITH THE NORTH LINE OF SAID LOT 1, YEOMAN PARK;

THENCE, SOUTH 89°37'07" WEST, A DISTANCE OF 15.00 FEET, ALONG THE NORTH LINE OF SAID LOT 1, YEOMAN PARK, TO THE POINT OF BEGINNING.

HEREIN DESCRIBED LANDS CONTAIN 6,209 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

PARCEL 3 – TEMPORARY CONSTRUCTION EASEMENT (TCE)

A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED AS PARCEL #1 IN THAT BARGAIN AND SALE DEED RECORDED JUNE 7, 2019 IN VOLUME 2019, PAGE 19004, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 1, YEOMAN PARK, RECORDED MAY 23, 2002 IN PLAT CABINET F, PAGE 157, OFFICIAL RECORDS DESCHUTES COUNTY, OREGON;

THENCE, NORTH 89°37'07" EAST, A DISTANCE OF 15.00 FEET, ALONG THE NORTH LINE OF SAID LOT 1, YEOMAN PARK, TO A POINT;

THENCE, DEPARTING THE NORTH LINE OF SAID LOT 1, YEOMAN PARK, NORTH 0°10'46" EAST, A DISTANCE OF 175.80 FEET, TO THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION;

THENCE, CONTINUING NORTH 0°10'46" EAST, A DISTANCE OF 30.00 FEET, TO A POINT;

THENCE, SOUTH 89°49'14" EAST, A DISTANCE OF 30.00 FEET, TO A POINT;

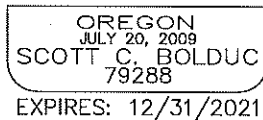
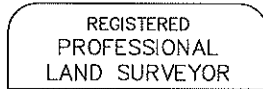
THENCE, SOUTH 0°10'46" WEST, A DISTANCE OF 30.00 FEET, TO A POINT;

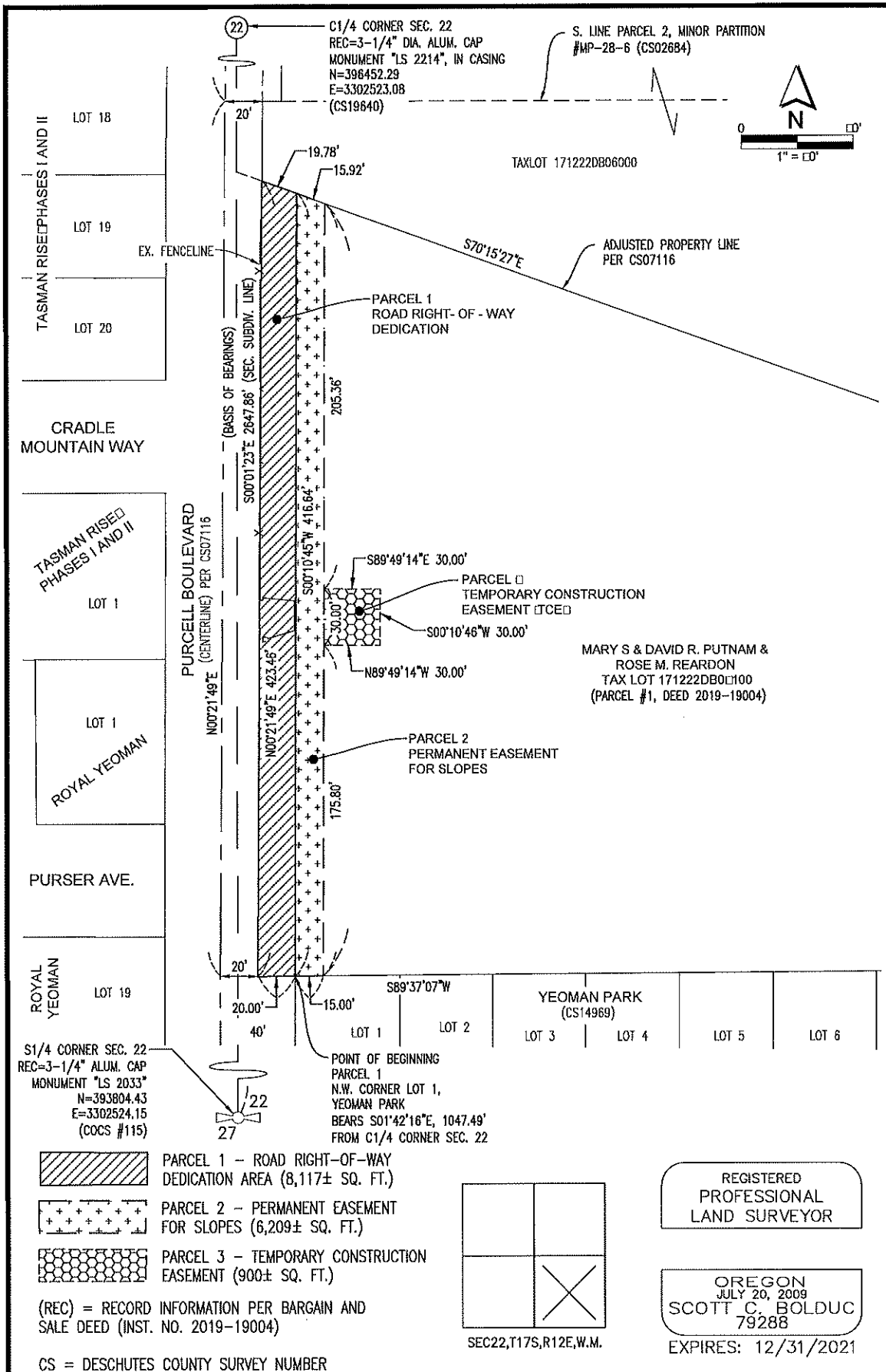
THENCE, NORTH 89°49'14" WEST, A DISTANCE OF 30.00 FEET, TO THE POINT OF BEGINNING.

HEREIN DESCRIBED LANDS CONTAIN 900 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.





Parametrix
ENGINEERING . PLANNING . ENVIRONMENTAL SCIENCES

150 NW PACIFIC PARK LANE, SUITE 110 | BEND, OR 97702
P 541.508.7710
WWW.PARAMETRIX.COM

PROJECT NAME
**EMPIRE CORRIDOR PHASE II
INTERSECTION IMPROVEMENT PROJECT**
EXHIBIT 'B'- MARY S. & DAVID R. PUTNAM & ROSE M.
REARDON
TAXLOT 171222DB01100
CITY OF BEND, OR

DRAWING NO.
1 OF 1

DWG NAME
BE6237004V-ACQ
DATE
08/25/2020

3450 NE Purcell Boulevard

Property Owner: Mary S Putnam Et al

EXHIBIT 'A'
LEGAL DESCRIPTION

PARCEL 1 – RIGHT-OF-WAY DEDICATION

A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED AS PARCEL #2 IN THAT BARGAIN AND SALE DEED RECORDED JUNE 7, 2019 IN VOLUME 2019, PAGE 19004, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF THAT 10 FOOT WIDE STRIP OF LAND DESCRIBED AS PARCEL 2 IN THAT DECLARATION OF DEDICATION RECORDED SEPTEMBER 21, 1989 AS INSTRUMENT NO. 89-24170, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, SAID POINT LYING ON THE NORTHERLY LINE OF SAID PROPERTY AND BEARING SOUTH 10°20'03"EAST, A DISTANCE OF 176.18 FEET, FROM THE CENTER QUARTER (C1/4) CORNER OF SAID SECTION 22, MARKED BY A 3-1/4" DIAMETER ALUMINUM CAP MONUMENT STAMPED "LS 2214" AS SHOWN ON PARTITION PLAT NO. 2007-74, RECORDED ON NOVEMBER 27, 2007 IN PARTITION PLAT CABINET 3, PAGE 523, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON;

THENCE, DEPARTING THE BOUNDARY OF SAID 10 FOOT WIDE STRIP OF LAND, NORTH 84°48'50" EAST, A DISTANCE OF 9.50 FEET, ALONG THE NORTHERLY LINE OF SAID PROPERTY, TO A POINT;

THENCE, DEPARTING THE NORTHERLY LINE OF SAID PROPERTY, SOUTH 1°11'03" WEST, A DISTANCE OF 409.10 FEET, TO A POINT ON THE SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, RECORDED SEPTEMBER 21, 1989 IN PARTITION PLAT CABINET 2, PAGE 41, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON;

THENCE, DEPARTING SAID SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, SOUTH 0°10'45" WEST, A DISTANCE OF 48.91 FEET, TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID PROPERTY;

THENCE, NORTH 70°15'27" WEST, A DISTANCE OF 19.78 FEET; ALONG THE SOUTHERLY LINE OF SAID PROPERTY TO THE SOUTHWESTERLY MOST CORNER OF SAID PROPERTY, SAID POINT LYING ON THE EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD (YEOMAN ROAD);

THENCE, NORTH 0°21'49" EAST, A DISTANCE OF 42.21 FEET, ALONG THE WESTERLY LINE OF SAID PROPERTY, BEING COINCIDENT WITH THE EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD (YEOMAN ROAD), TO A POINT OF INTERSECTION WITH SAID SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF THE LAST MENTIONED 10 FOOT WIDE STRIP OF LAND;

THENCE, NORTH 89°56'26" EAST, A DISTANCE OF 10.00 FEET, ALONG THE WESTERLY LINE OF SAID PROPERTY, BEING COINCIDENT WITH SAID SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, THE SOUTHERLY LINE OF SAID 10 FOOT WIDE STRIP OF LAND AND THE EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD (YEOMAN ROAD), TO THE SOUTHEAST CORNER OF SAID 10 FOOT WIDE STRIP OF LAND;

THENCE, DEPARTING SAID SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, NORTH 1°03'07" EAST, A DISTANCE OF 408.23 FEET, ALONG THE EASTERLY LINE OF SAID 10 FOOT WIDE STRIP OF LAND, BEING COINCIDENT WITH THE EASTERLY RIGHT-OF-WAY LINE FOR PURCELL BOULEVARD (YEOMAN ROAD), TO THE POINT OF **BEGINNING**.

HEREIN DESCRIBED LANDS CONTAIN 4,512 SQUARE FEET, MORE OR LESS.

SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

PARCEL 2 – PERMANENT EASEMENT FOR SLOPES

A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED AS PARCEL #2 IN THAT BARGAIN AND SALE DEED RECORDED JUNE 7, 2019 IN VOLUME 2019, PAGE 19004, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, LOCATED IN THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 22, TOWNSHIP 17 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEASTERLY CORNER OF THAT 10 FOOT WIDE STRIP OF LAND DESCRIBED AS PARCEL 2 IN THAT DECLARATION OF DEDICATION RECORDED SEPTEMBER 21, 1989 AS INSTRUMENT NO. 89-24170, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON, SAID POINT LYING ON THE NORTHERLY LINE OF SAID PROPERTY AND BEARING SOUTH 10°20'03"EAST, A DISTANCE OF 176.18 FEET, FROM THE CENTER QUARTER (C1/4) CORNER OF SAID SECTION 22, MARKED BY A 3-1/4" DIAMETER ALUMINUM CAP MONUMENT STAMPED "LS 22.14" AS SHOWN ON PARTITION PLAT NO. 2007-74, RECORDED ON NOVEMBER 27, 2007 IN PARTITION PLAT CABINET 3, PAGE 523, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON;

THENCE, DEPARTING THE BOUNDARY OF SAID 10 FOOT WIDE STRIP OF LAND, NORTH 84°48'50" EAST, A DISTANCE OF 9.50 FEET, ALONG THE NORTHERLY LINE OF SAID PROPERTY, TO THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION;

THENCE, CONTINUING NORTH 84°48'50" EAST, A DISTANCE OF 15.09 FEET, ALONG THE NORTHERLY LINE OF SAID PROPERTY, TO A POINT;

THENCE, DEPARTING THE NORTHERLY LINE OF SAID PROPERTY, SOUTH 1°11'04" WEST, A DISTANCE OF 410.45 FEET, TO A POINT ON THE SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, RECORDED SEPTEMBER 21, 1989 IN PARTITION PLAT CABINET 2, PAGE 41, OFFICIAL RECORDS OF DESCHUTES COUNTY, OREGON;

THENCE, DEPARTING SAID SOUTHERLY LINE, SOUTH 0°10'46" WEST, A DISTANCE OF 54.31 FEET, TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID PROPERTY;

THENCE, NORTH 70°15'27" WEST, A DISTANCE OF 15.92 FEET, ALONG THE SOUTHERLY LINE OF SAID PROPERTY TO A POINT;

THENCE, DEPARTING THE SOUTHERLY LINE OF SAID PROPERTY, NORTH 0°10'45" EAST, A DISTANCE OF 48.91 FEET, TO A POINT OF INTERSECTION WITH SAID SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6;

THENCE, DEPARTING SAID SOUTHERLY LINE OF PARCEL 2, MINOR PARTITION #MP-89-6, NORTH 1°11'03" EAST, A DISTANCE OF 409.10 FEET, TO THE POINT OF BEGINNING.

HEREIN DESCRIBED LANDS CONTAIN 6,921 SQUARE FEET, MORE OR LESS.

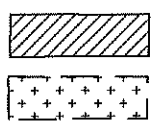
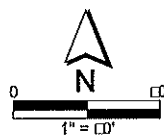
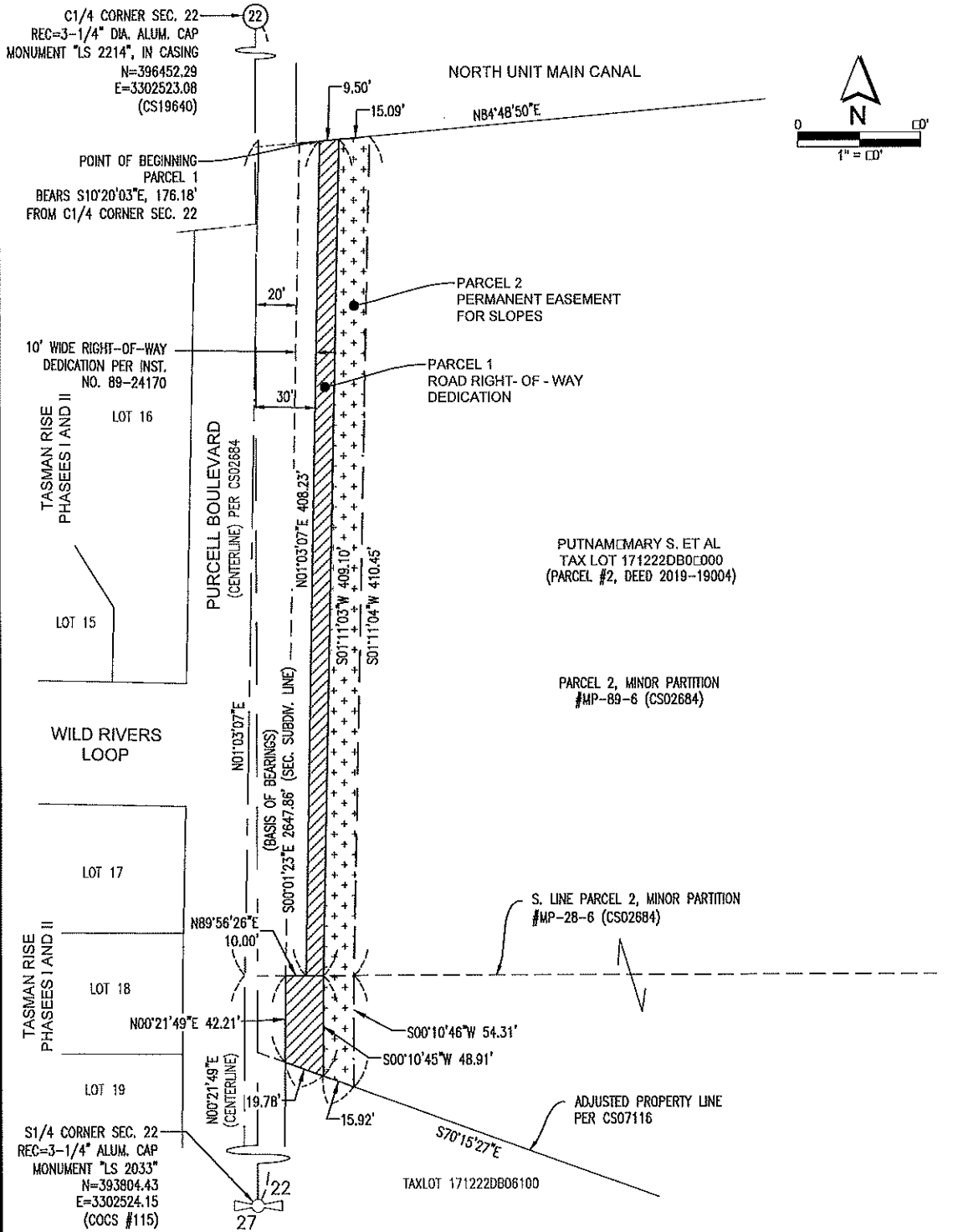
SUBJECT TO ANY OTHER EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT TO THE LAND.

BASIS OF BEARINGS = SOUTH 00°01'23" EAST BETWEEN CENTRAL OREGON COORDINATE SYSTEM (COCS) VALUES FOR THE CENTER QUARTER (C1/4) CORNER AND SOUTH QUARTER (S1/4) CORNER OF SAID SECTION 22 AS SHOWN ON EXHIBIT 'B', ATTACHED HERETO AND MADE A PART HEREOF.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 20, 2009
SCOTT C. BOLDUC
79288

EXPIRES: 12/31/2021

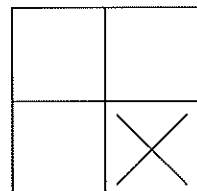


PARCEL 1 - ROAD RIGHT-OF-WAY DEDICATION AREA (4,512± SQ. FT.)

PARCEL 2 - PERMANENT EASEMENT FOR SLOPES (6,921± SQ. FT.)

(REC) = RECORD INFORMATION PER BARGAIN AND SALE DEED (INST. NO. 2019-19004)

CS = DESCHUTES COUNTY SURVEY NUMBER



SEC22,T17S,R12E,W.M.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 JULY 20, 2009
 SCOTT C. BOLDUC
 79288
 EXPIRES: 12/31/2021

Parametrix
 ENGINEERING . PLANNING . ENVIRONMENTAL SCIENCES

150 NW PACIFIC PARK LANE, SUITE 110 | BEND, OR 97702
 P 541.508.7710
 WWW.PARAMETRIX.COM

PROJECT NAME
EMPIRE CORRIDOR PHASE II
INTERSECTION IMPROVEMENT PROJECT

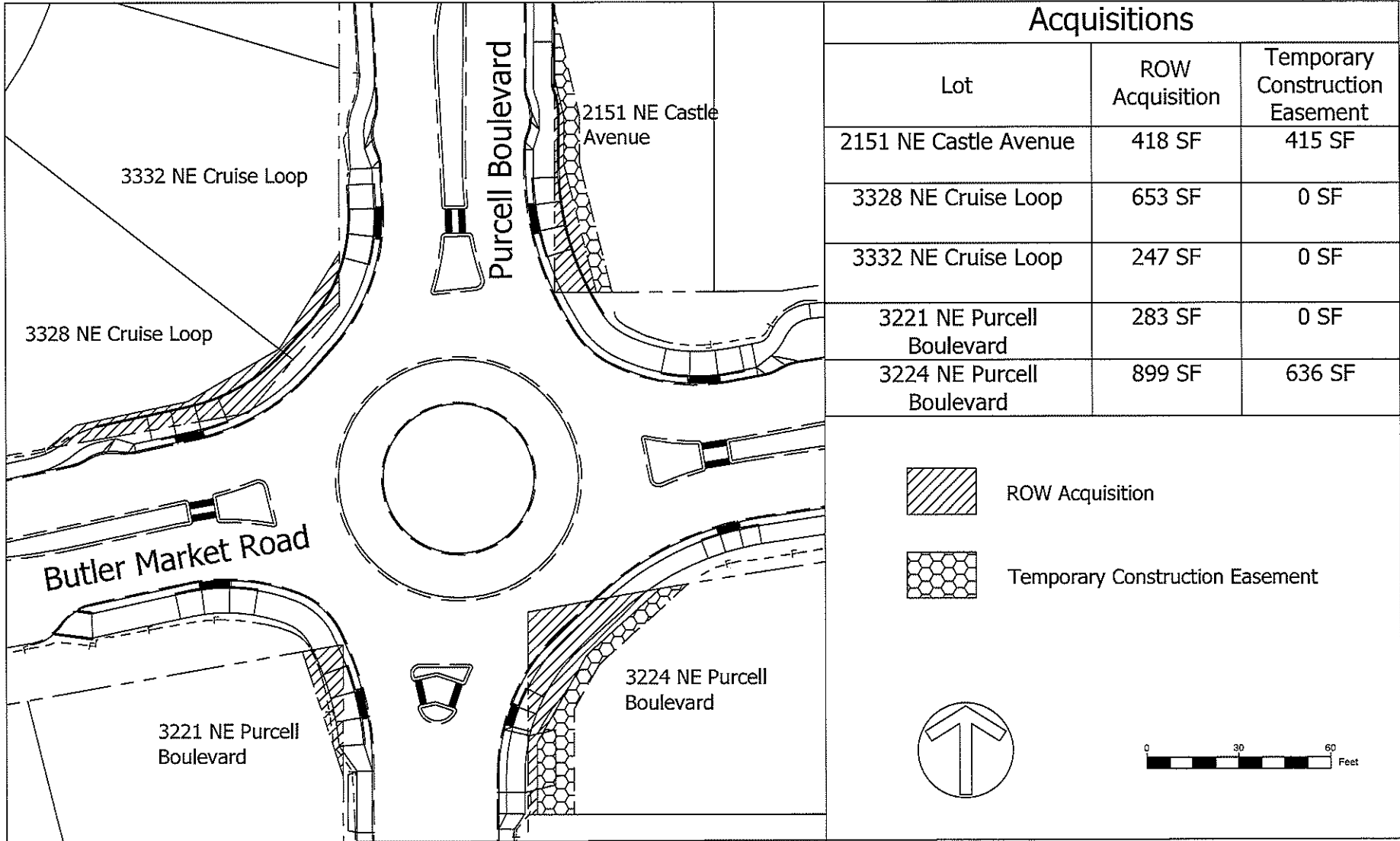
EXHIBIT 'B' - PUTNAM, MARY S. ET AL
 TAX LOT 171222DB0000
 CITY OF BEND, OR

DRAWING NO.
 1 OF 1

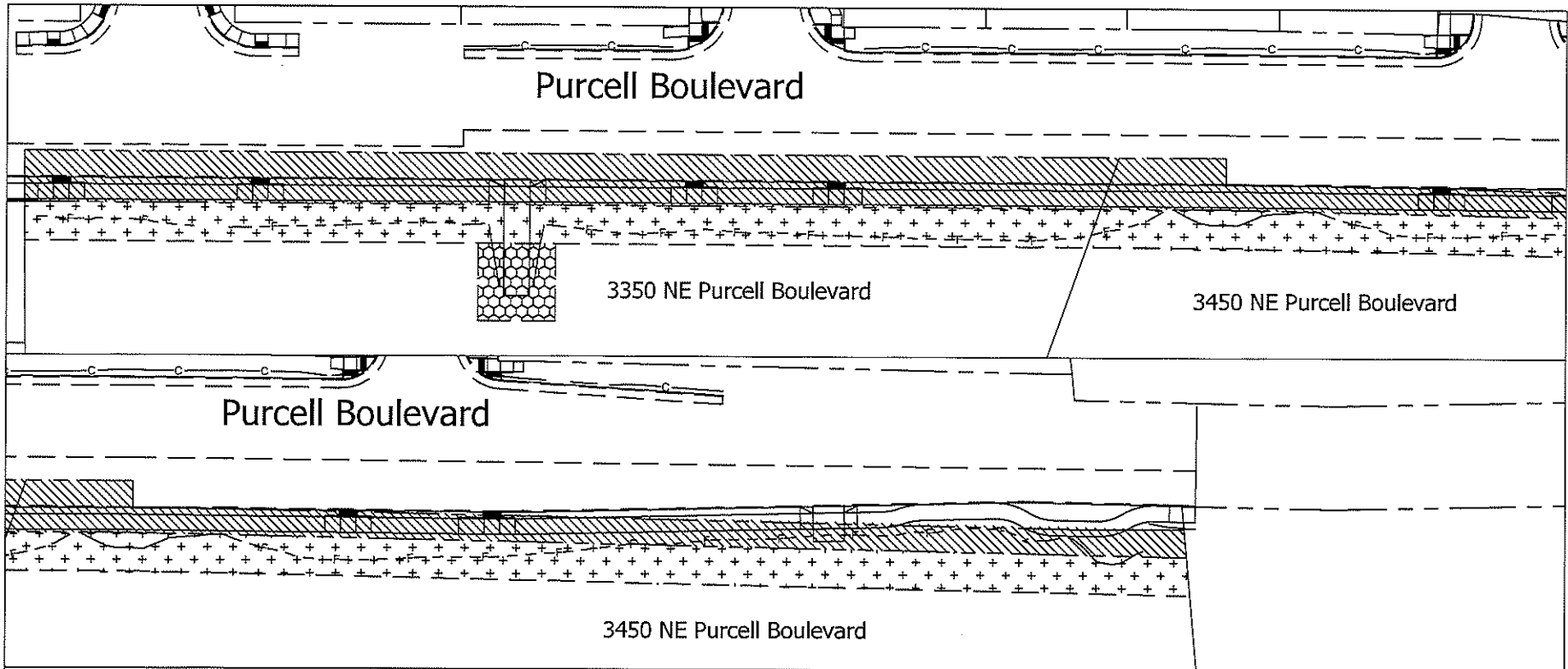
DWG NAME
 BE6237004V-ACQ

DATE
 08/25/2020

Attachment B.1 - Acquisition Overview Map - South

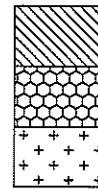


Attachment B.2 - Acquisition Overview Map - North



Acquisitions

Lot	ROW Acquisition	Temporary Construction Easement	Permanent Slope Easement
3221 NE Purcell Boulevard	7996 SF	900 SF	6209 SF
3221 NE Purcell Boulevard	4511 SF	0 SF	6921 SF



ROW Acquisition
 Temporary Construction Easement
 Permanent Slope Easement

