

RESOLUTION NO. 4495

A RESOLUTION AUTHORIZING SALE OF THE FOLLOWING SURPLUS PROPERTY:

Grantor

City of Albany

Purpose

Sale of a small parcel of surplus property remaining after adjustment of lot lines and right-of-ways to create the new right-of-way boundaries for the street extension of 14th Avenue to 16th Avenue at Shortridge Street. The surplus parcel is described in the attached WARRANTY DEED with EXHIBIT A and is shown on the attached vicinity map.

WHEREAS, the City purchased property and adjusted existing lot lines and right-of-way boundaries to create new street right-of-way alignments for the extension of 14th Avenue to 16th Avenue at Shortridge Street; and

WHEREAS, a small surplus parcel remained on the east side of Shortridge Street north of 16th Avenue after the lot lines adjustments were completed; and

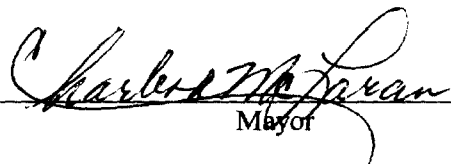
WHEREAS, the surplus parcel is a non-buildable strip of land with a nominal width of five feet and is of no practical use except to the owners of the adjacent parcel; and

WHEREAS, the City had the surplus parcel appraised, resulting in a value of \$570 for which the owners of the adjacent parcel, Randall A. Nelson and Pamela A. Haley-Nelson, have indicated they are willing to pay for the surplus parcel; and

WHEREAS, the City will retain easements for utilities over the surplus parcel.

NOW, THEREFORE, BE IT RESOLVED by the Albany City Council that it does hereby authorize the City Manager and Assistant City Manager to sign the attached warranty deed and sell the referenced surplus parcel for the appraised value.

DATED THIS 26TH DAY OF SEPTEMBER 2001.



Mayor

ATTEST:



City Recorder

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **CITY OF ALBANY** hereinafter called the GRANTOR, does hereby grant, bargain, sell, warrant and convey unto to **RANDALL A. NELSON AND PAMELA A. HALEY-NELSON**, hereinafter called the GRANTEE, and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of Linn and State of Oregon, to wit:

Parcel 2 of Linn County Partition Plat 2000-62 as recorded in the Linn County record of Partition Plats with the Target Sheet Recorded in MF Volume 1145- Page 364, see attached exhibit A.

SUBJECT TO: All those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any; and the Grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration paid for this conveyance, stated in terms of dollars, is \$570.00.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

Return to: City of Albany - Recorder
P.O. Box 490, Albany, OR 97321

In Witness Whereof, the grantor has executed this instrument this 27 day of September 2001.

GRANTOR: CITY OF ALBANY

[Signature]
Steve Bryant, City Manager

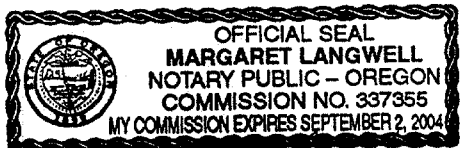
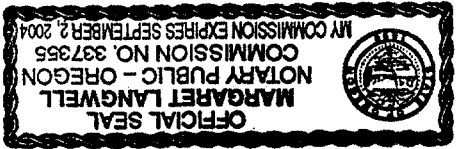
[Signature]
Ken Thompson, Assistant City Manager

STATE OF OREGON)
County of Linn) ss.
City of Albany)

STATE OF OREGON)
County of Linn) ss.
City of Albany)

This instrument was acknowledged before me on September 27, 2001, by Steve Bryant, City Manager, for the City of Albany, Oregon.

This instrument was acknowledged before me on September 27, 2001 by Ken Thompson, Assistant City Manager, for the City of Albany, Oregon.



[Signature]
Notary Public for Oregon
My Commission Expires: September 2, 2004

[Signature]
Notary Public for Oregon
My Commission Expires: September 2, 2004

Until a change is requested, all tax statements shall be sent to Grantee at the following address:

Randall A. Nelson & Pamela A. Haley-Nelson
3005 16th Avenue SE
Albany, Oregon 97321

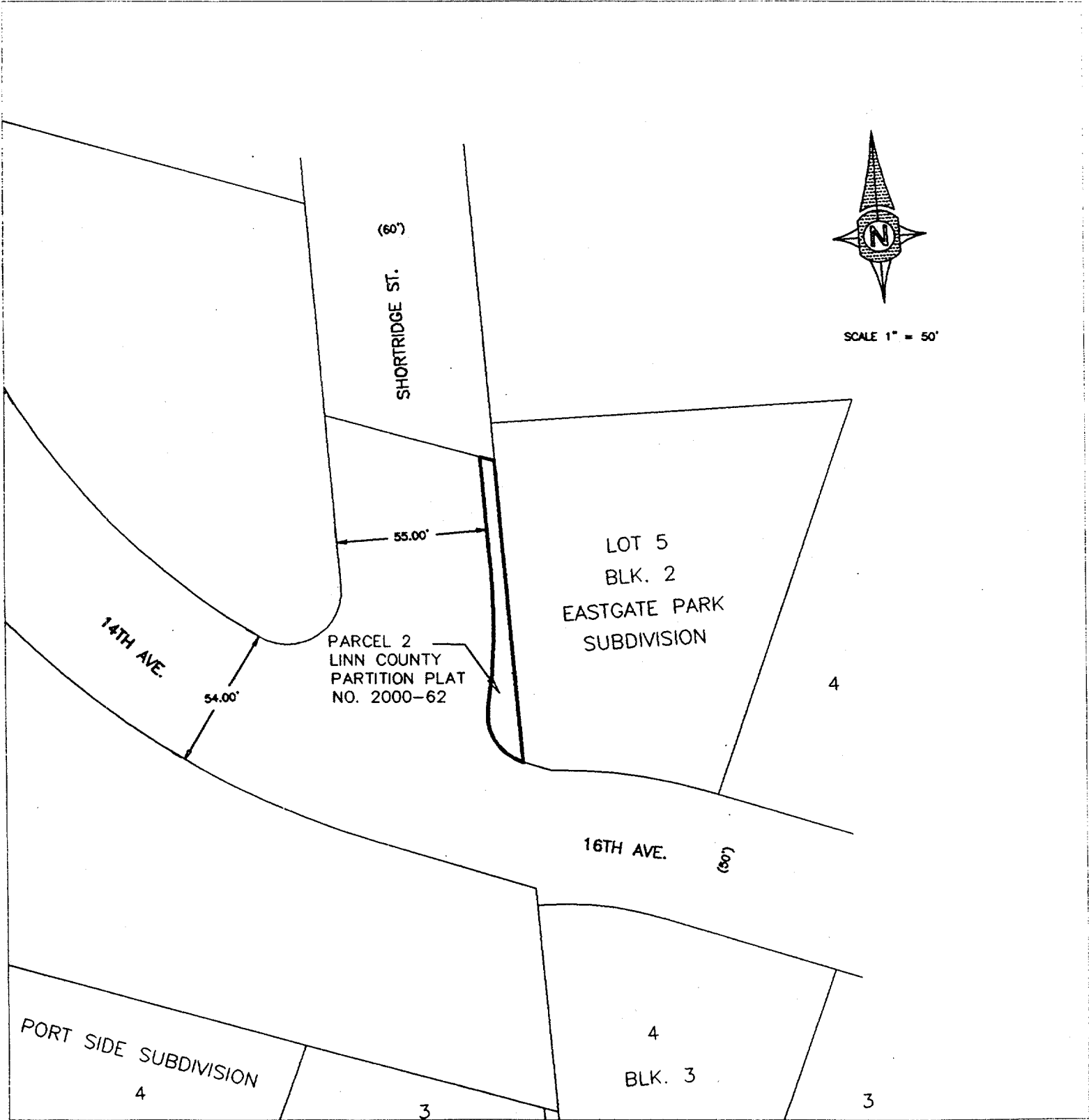
After Recording return to:

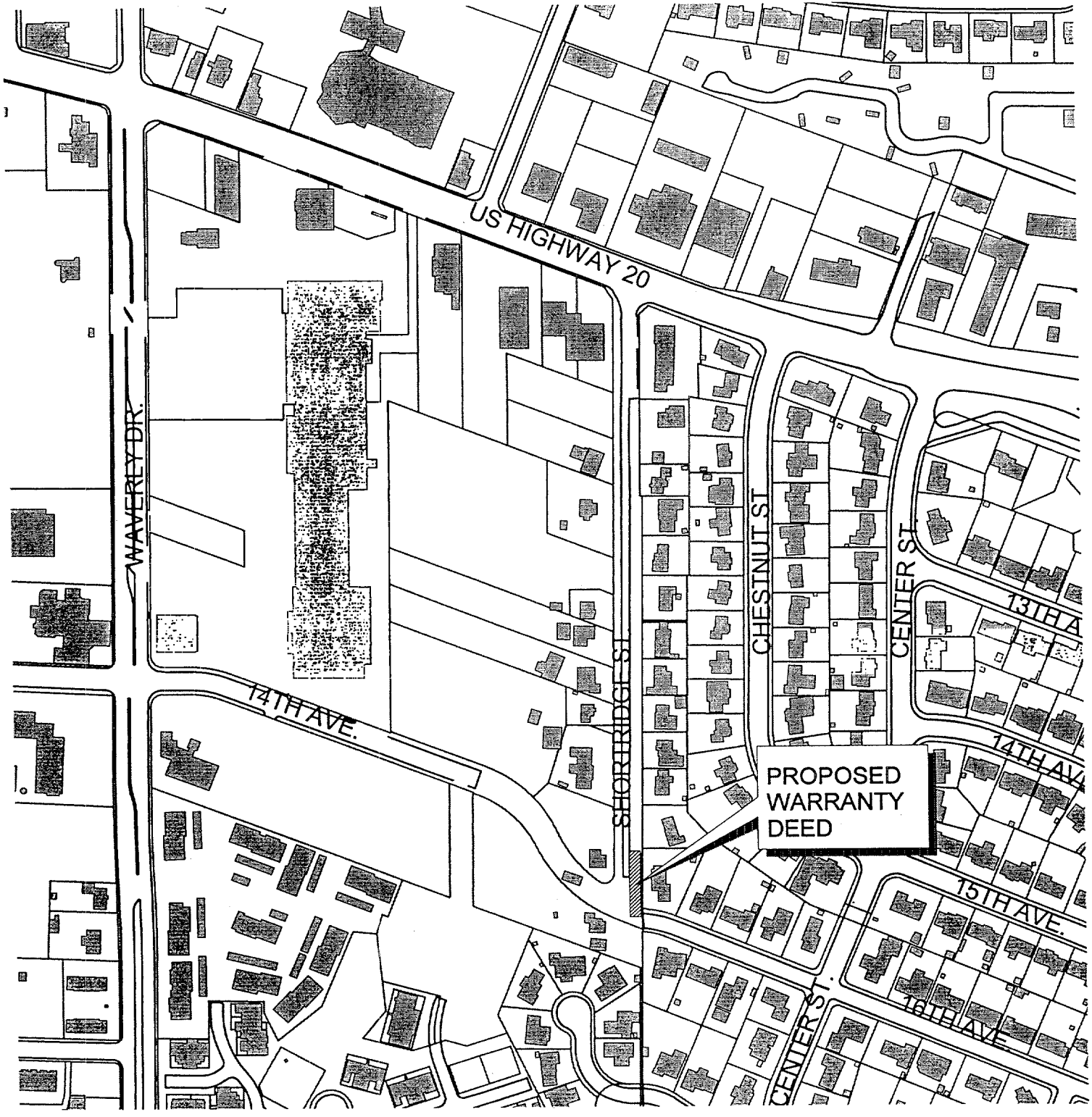
~~Randall A. Nelson & Pamela A. Haley-Nelson~~
3005 16th Avenue SE
Albany, Oregon 97321

Return to: City of Albany - Recorder
P.O. Box 490, Albany, OR 97321

EXHIBIT A

CITY OF ALBANY TO NELSON'S
PARCEL 2 OF LINN COUNTY PARTITION PLAT 2000-62
CITY OF ALBANY, LINN COUNTY, OREGON





VICINITY MAP



RANDALL A. NELSON AND
PAMELA A. HALEY-NELSON

Jeff Woodward

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Engineering

Jul 23, 2001

WARRANTY DEED

The City of Albany's Infrastructure records, drawings, and other documents have been gathered over many decades, using differing standards for quality control, documentation, and verification. All the information provided is generally believed to be accurate, occasionally this information proves to be incorrect, and thus its accuracy is not warranted. Prior to making any property purchases or other investments based in full or in part upon the information provided, it is specifically advised that you independently held verify the information contained within our records.



STATE OF OREGON
County of Linn

I hereby certify that the attached
was received and duly recorded
by me in Linn County records.

STEVE DRUCKENMILLER
Linn County Clerk

By SR, Deputy

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MF 1221

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