

REVIEWED

LEGAL COUNSEL

After recording return to:
Central Electric Cooperative, Inc.
2098 NW 6th St., PO Box 846,
Redmond OR 97756

CONSENT TO EASEMENT

Recitals

- A. Administrative School District #1, (the “District”) is the owner of real property located at 61000 Diamondback Lane, Bend, Deschutes County, Oregon (the “Property”).
- B. Deschutes County (the “County”) transferred the Property to the District under a deed recorded in the real property records of Deschutes County as document number 252-345 (the “Deed”), so long as the Property is used for public purposes.
- C. The District has granted Central Electric Cooperative, Inc. (the “CEC”) a permanent utility and access easement over a portion of the Property, in the area described and shown in the attached Exhibits A and B, as well as temporary construction easements to facilitate the construction on the Property (together, the “Easements”).

Terms of Agreement

The County consents to the Easements and agrees that CEC’s interest in and use of portions of the Property under the Easements is a public purpose as that term is used in the Deed. The County agrees that in the event of foreclosure or suit to recover ownership of the Property, no attempt will be made to extinguish CEC’s rights granted by the Easements.

This Agreement is binding on the heirs, successors, and assigns of the County.

Signatures on following page

By: Deschutes County

Patti Adair, Chair
Board of County Commissioners
Deschutes County

STATE OF OREGON)
)ss.
County of Deschutes)

This instrument was acknowledged before me on _____, 2024, by Patti Adair, as Chair, Board of County Commissioners of Deschutes County, Oregon.

Notary Public – State of Oregon
Commission Expires: _____

EXHIBIT A

PERMANENT EASEMENT

A VARIABLE WIDTH STRIP OF LAND BEING A PORTION OF THAT LAND DESCRIBED IN BARGAIN AND SALE DEED VOL. 252 PG. 345, DESCHUTES COUNTY OFFICIAL RECORDS, LOCATED IN NORTHWEST ONE-QUARTER (NW1/4) AND THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 14, TOWNSHIP 18 SOUTH, RANGE 12 EAST, CITY OF BEND, DESCHUTES COUNTY, OREGON, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH ONE-SIXTEENTH CORNER, LOCATED ON THE WEST LINE OF SAID SECTION, WHICH BEARS SOUTH 00°24'47" WEST 1325.42 FEET FROM A 5/8 INCH IRON ROD IN MONUMENT BOX MARKING THE WEST ONE-QUARTER (W1/4) OF SAID SECTION 14; THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE, BEING 30.00 FEET FROM CENTER WHEN MEASURED AT RIGHT ANGLES, OF THAT RIGHT-OF-WAY DESCRIBED IN COMMISSIONERS JOURNAL, BOOK 15, PAGE 426, DESCHUTES COUNTY OFFICIAL RECORDS, SOUTH 89°34'09" EAST 1132.42 FEET; THENCE LEAVING SAID SOUTH RIGHT-OF-WAY LINE NORTH 00°25'51" EAST 60.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SAID COMMISSIONERS JOURNAL AND THE POINT OF BEGINNING; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE NORTH 89°34'09" WEST 507.94 FEET; THENCE LEAVING SAID NORTH RIGHT-OF-WAY LINE NORTH 33°01'37" EAST 23.74 FEET; THENCE SOUTH 89°34'09" EAST 5.93 FEET; THENCE NORTH 33°01'37" EAST 517.80 FEET; THENCE NORTH 56°58'23" WEST 5.00 FEET; THENCE NORTH 33°01'37" EAST 20.00 FEET; THENCE SOUTH 56°58'23" EAST 5.00 FEET; THENCE NORTH 33°01'37" EAST 642.27 FEET; THENCE NORTH 00°20'49" EAST 23.40 FEET; THENCE SOUTH 89°39'11" EAST 10.00 FEET; THENCE NORTH 00°20'49" EAST 149.30 FEET TO A POINT OF CURVATURE; THENCE 11.22 FEET ALONG A CURVE TO THE LEFT, WITH A RADIUS OF 506.76 FEET, THROUGH A CENTRAL ANGLE OF 01°16'07", AND A CHORD OF NORTH 00°17'15" WEST 11.22 FEET; THENCE NORTH 06°18'08" WEST 84.68 FEET; THENCE NORTH 14°20'43" WEST 78.73 FEET TO A POINT OF CURVATURE; THENCE 54.11 FEET ALONG A CURVE TO THE LEFT, WITH A RADIUS OF 506.76 FEET, THROUGH A CENTRAL ANGLE OF 06°07'03", AND A CHORD OF NORTH 22°29'27" WEST 54.08 FEET; THENCE NORTH 25°32'59" WEST 156.63 FEET; THENCE SOUTH 64°27'01" WEST 10.00 FEET; THENCE NORTH 25°32'59" WEST 20.00 FEET; THENCE NORTH 64°27'01" EAST 10.00 FEET; THENCE NORTH 25°32'59" WEST 705.86 FEET; THENCE SOUTH 64°27'01" WEST 10.00 FEET; THENCE NORTH 25°32'59" WEST 20.00 FEET; THENCE NORTH 64°27'01" EAST 10.00 FEET; THENCE NORTH 25°32'59" WEST 422.11 FEET; THENCE SOUTH 64°27'01" WEST 10.00 FEET; THENCE NORTH 25°32'59" WEST 20.00 FEET; THENCE NORTH 64°27'01" EAST 10.00 FEET; THENCE NORTH 25°32'59" WEST 51.71 FEET; THENCE NORTH 37°51'27" WEST 6.60 FEET; THENCE NORTH 52°08'33" EAST 10.00 FEET TO A POINT ON THE WEST LINE OF A PORTION OF THAT VARIABLE WIDTH SLOPE EASEMENT DESCRIBED IN INSTRUMENT NUMBER 2003-47503, DESCHUTES COUNTY OFFICIAL RECORDS; THENCE ALONG SAID WEST LINE SOUTH 37°51'27" EAST 7.68 FEET TO THE WEST RIGHT-OF-WAY LINE OF 27TH STREET, BEING 50.00 FEET FROM CENTER WHEN MEASURED AT RIGHT ANGLES; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE SOUTH 25°32'59" EAST 1397.39 FEET TO A POINT OF CURVATURE; THENCE 55.62 FEET ALONG A CURVE TO THE RIGHT, WITH A RADIUS OF 516.76 FEET, THROUGH A CENTRAL ANGLE OF 06°10'01", AND A CHORD OF SOUTH 22°27'58" WEST 55.59 FEET TO A POINT ON THE WEST LINE OF A PORTION OF THAT VARIABLE WIDTH SLOPE EASEMENT LINE DESCRIBED IN SAID INSTRUMENT NUMBER 2003-47503; THENCE ALONG SAID SLOPE EASEMENT THE FOLLOWING TWO (2) COURSES: SOUTH 14°20'43" EAST 79.87 FEET; THENCE SOUTH 06°18'08" EAST 85.85 FEET TO THE WEST RIGHT-OF-WAY OF 27TH STREET; THENCE 11.91 FEET ALONG A CURVE TO THE RIGHT, WITH A RADIUS OF 516.76 FEET, THROUGH A CENTRAL ANGLE OF 01°19'16", AND A CHORD OF SOUTH 00°18'49" EAST 11.91 FEET; THENCE SOUTH 00°20'49" WEST 169.30 FEET TO THE WEST LINE OF THAT 10.00 FOOT WIDE AVION EASEMENT, DESCRIBED IN INSTRUMENT NUMBER 1998-57918, DESCHUTES COUNTY OFFICIAL RECORDS; THENCE ALONG THE WEST LINE OF SAID AVION EASEMENT SOUTH 33°01'37" EAST 1196.01 FEET; THENCE LEAVING THE WEST LINE OF SAID AVION EASEMENT SOUTH 89°34'09" EAST 336.47 FEET; THENCE NORTH 00°43'56" EAST 10.00 FEET; THENCE SOUTH 89°34'09" EAST 20.00 FEET; THENCE SOUTH 00°43'56" WEST 10.00 FEET; THENCE SOUTH 89°34'09" EAST 101.34 FEET; THENCE



Parametrix

NORTH 00°25'51" EAST 10.00 FEET; THENCE SOUTH 89°34'09" EAST 20.00 FEET; THENCE SOUTH 00°25'51" WEST 20.00 FEET TO THE POINT OF BEGINNING.

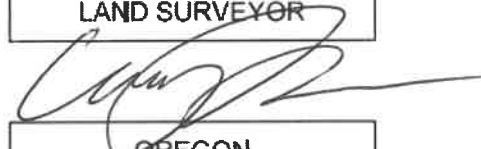
THE ABOVE-DESCRIBED TRACT OF LAND CONTAINS 42,393 SQUARE FEET (0.97 ACRES) MORE OR LESS.

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

BEARINGS FOR THIS DESCRIPTION ARE BASED ON THE CENTRAL OREGON COORDINATE SYSTEM (COCS), DESCHUTES 13 TRANSFORMATION, DERIVED FROM THE OREGON REAL-TIME GNSS NETWORK (ORGN).

5-6-2024

REGISTERED
PROFESSIONAL
LAND SURVEYOR



OREGON
JULY 11, 2023
COREY PACHECO
101863

EXPIRES: 12-31-2024

EXHIBIT B

PERMANENT EASEMENT EXHIBIT

A TRACT OF LAND LOCATED IN THE NW1/4 AND THE SW1/4 OF SECTION 14, TOWNSHIP 18 SOUTH, RANGE 12 EAST, W.M., CITY OF BEND, DESCHUTES COUNTY, OREGON
(SHEET 1 OF 3)

LEGEND

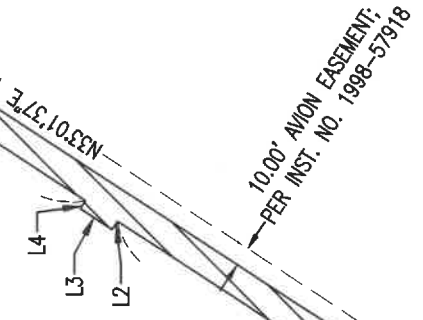
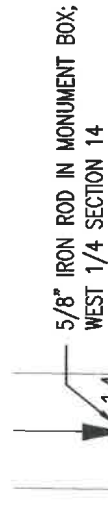
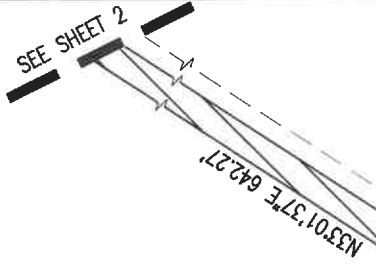


POWER EASEMENT AREA = ± 42,393 SF (± 0.97 ACRES)

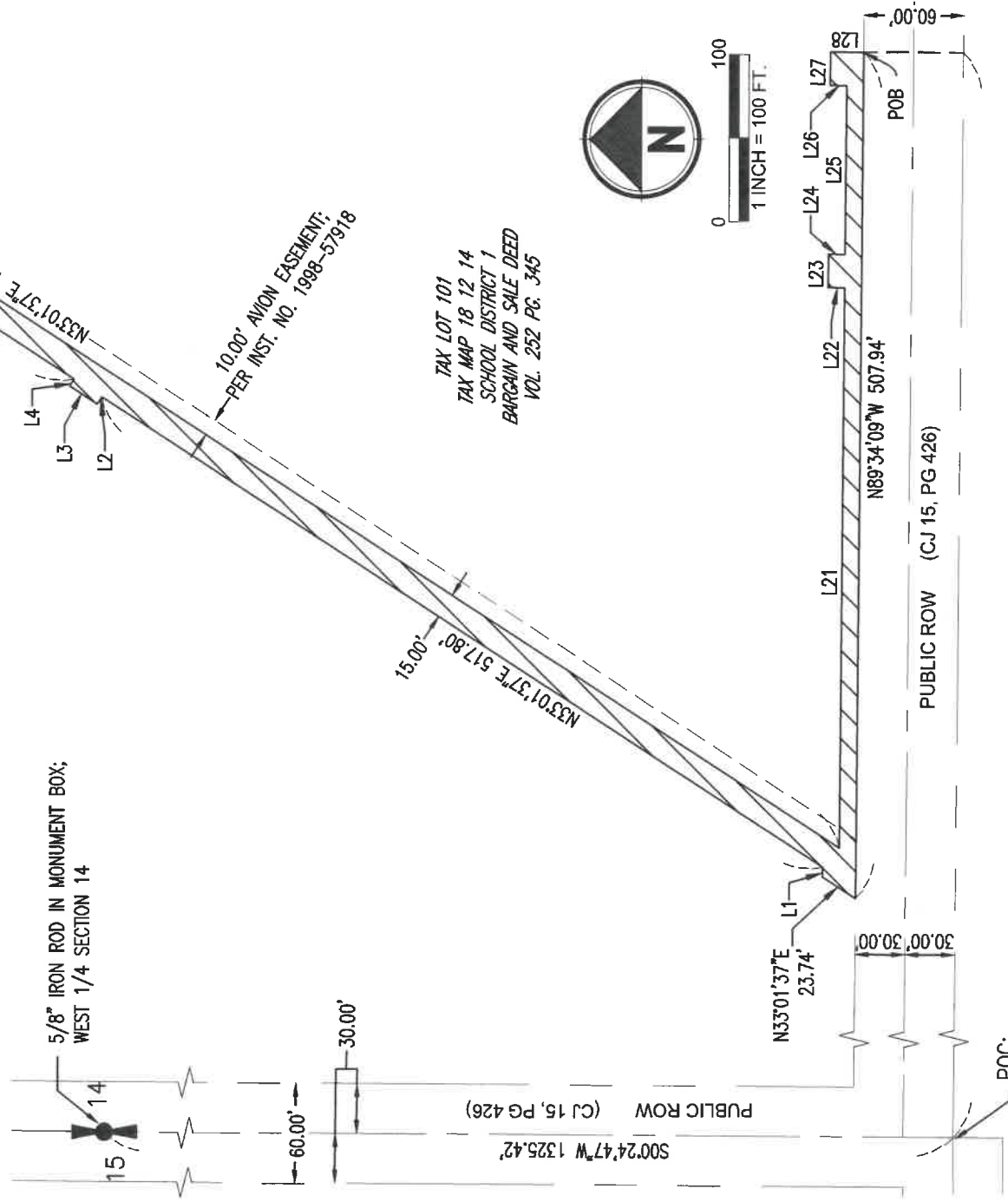
- SF SQUARE FEET
- ROW RIGHT-OF-WAY
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT

BASIS OF BEARINGS FOR THIS EXHIBIT ARE BASED ON THE CENTRAL OREGON COORDINATE SYSTEM (COCS), DESCHUTES 13 TRANSFORMATION, DERIVED FROM THE OREGON REAL-TIME GNSS NETWORK (ORGN).

LINE TABLE		
LINE NO.	LENGTH	BEARING
L1	5.93'	S89°34'09"E
L2	5.00'	N56°58'23"W
L3	20.00'	N33°01'37"E
L4	5.00'	S56°58'23"E
L21	336.47'	S89°34'09"E
L22	10.00'	N0°43'56"E
L23	20.00'	S89°34'09"E
L24	10.00'	S0°43'56"W
L25	101.34'	S89°34'09"E
L26	10.00'	N0°25'51"E
L27	20.00'	S89°34'09"E
L28	20.00'	S0°25'51"W



TAX LOT 101
TAX MAP 18 12 14
SCHOOL DISTRICT 1
BARGAIN AND SALE DEED
VOL. 252 PG. 345



POC:
S 1/16 SECTION 14

TAX LOT 200
TAX MAP 18 12 14

5-6-2024

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 11, 2023
COREY PACHECO
101863

EXPIRES: 12-31-2024

PREPARED FOR
DESCHUTES COUNTY

EXHIBIT: B
SE SEWER
POWER EASEMENT

Parametrix

150 NW Pacific Park Lane, Suite 110 • Bend, OR 97701
Ph: 541.508.7710

EXHIBIT B

PERMANENT EASEMENT EXHIBIT
 A TRACT OF LAND LOCATED IN THE NW1/4 AND THE SW1/4 OF SECTION 14, TOWNSHIP 18 SOUTH, RANGE 12 EAST, W.M., CITY OF BEND, DESCHUTES COUNTY, OREGON (SHEET 2 OF 3)

LEGEND



POWER EASEMENT AREA = ± 42,393 SF (± 0.97 ACRES)

- SF SQUARE FEET
- ROW RIGHT-OF-WAY
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT

LINE TABLE		
LINE NO.	LENGTH	BEARING
L5	23.40'	N0°20'49"E
L6	10.00'	S89°39'11"E
L7	10.00'	S64°27'01"W
L8	20.00'	N25°32'59"W
L9	10.00'	N64°27'01"E
L19	79.87'	S14°20'43"E
L20	85.85'	S6°18'08"E

TAX LOT 101
 TAX MAP 18 12 14
 SCHOOL DISTRICT 1
 BARGAIN AND SALE DEED
 VOL 252 PG. 345

CURVE TABLE				
CURVE NO.	LENGTH	RADIUS	DELTA	CHORD LENGTH
C1	11.22'	506.76'	1°16'07"	11.22
C2	54.11'	506.76'	6°07'03"	54.08
C3	55.62'	516.76'	6°10'01"	55.59
C4	11.91'	516.76'	1°19'16"	11.91

BASIS OF BEARINGS FOR THIS EXHIBIT ARE BASED ON THE CENTRAL OREGON COORDINATE SYSTEM (COCS), DESCHUTES 13 TRANSFORMATION, DERIVED FROM THE OREGON REAL-TIME GNSS NETWORK (ORGN).

PREPARED FOR
 DESCHUTES COUNTY *5-16-2024*

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 JULY 11, 2023
 COREY PACHECO
 101863

EXPIRES: 12-31-2024

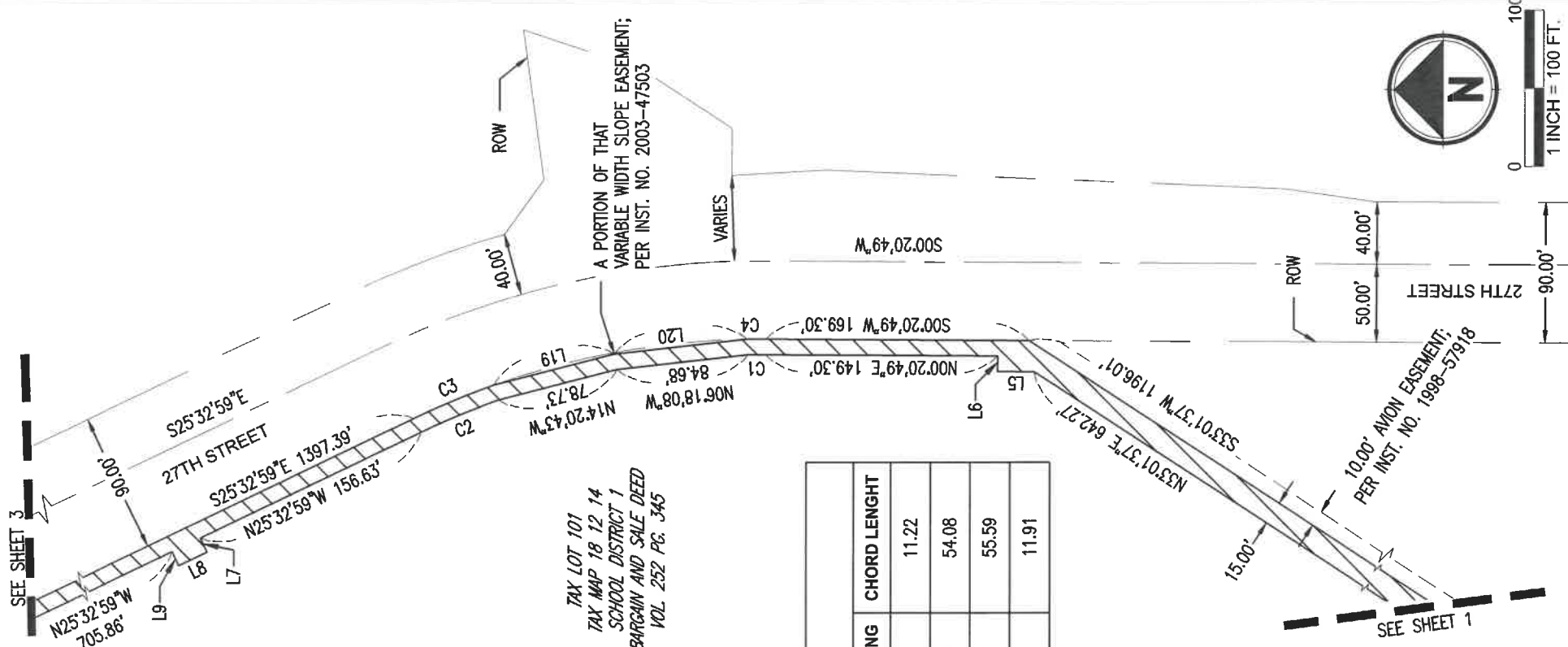


EXHIBIT: B	SE SEWER POWER EASEMENT
DRWN: DRF	
CHKD: CAP	
JOB: 297-2509-010	
DATE: APRIL 11, 2024	

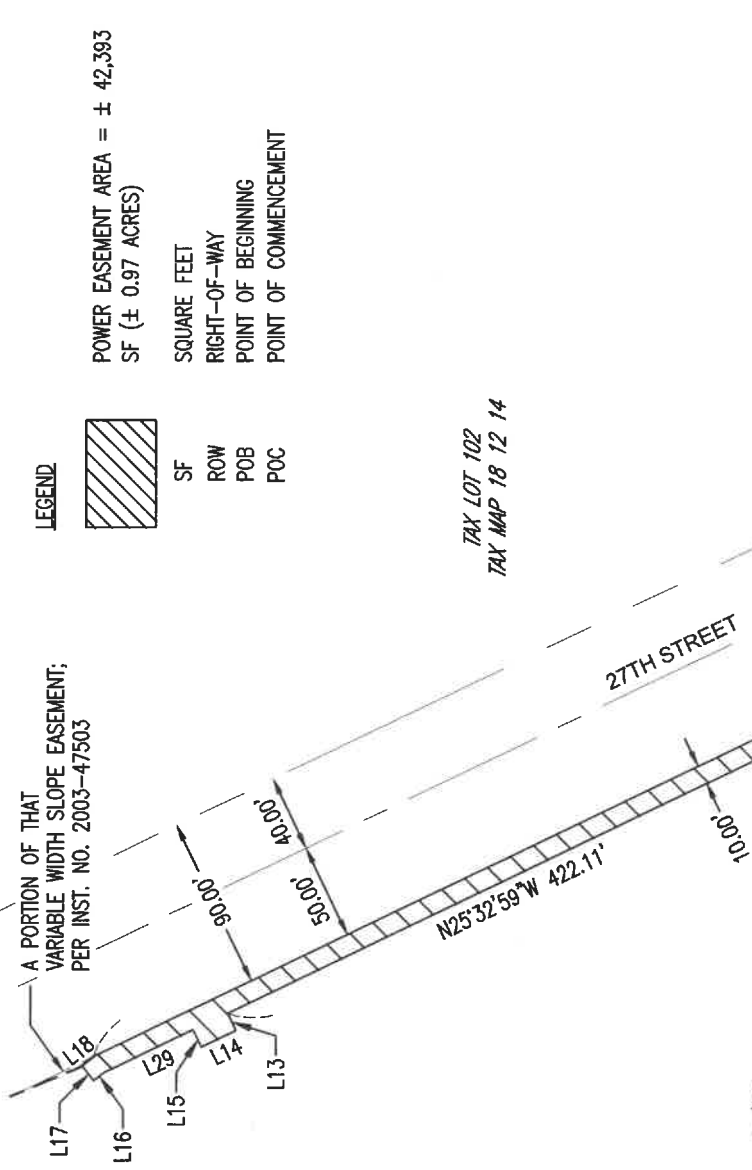
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 SECTION 14, TOWNSHIP 18 SOUTH, RANGE 12 EAST, W.M.,
 CITY OF BEND, DESCHUTES COUNTY, OREGON
 (SHEET 3 OF 3)

BASIS OF BEARINGS
 BEARINGS FOR THIS EXHIBIT ARE BASED ON THE CENTRAL
 OREGON COORDINATE SYSTEM (COCS), DESCHUTES 13
 TRANSFORMATION, DERIVED FROM THE OREGON REAL-TIME
 GNSS NETWORK (ORGN).

A PORTION OF THAT
 VARIABLE WIDTH SLOPE EASEMENT;
 PER INST. NO. 2003-47503



LEGEND



POWER EASEMENT AREA = ± 42,393
 SF (± 0.97 ACRES)

- SF SQUARE FEET
- ROW RIGHT-OF-WAY
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT



0 100
 1 INCH = 100 FT.

TAX LOT 102
 TAX MAP 18 12 14

TAX LOT 101
 TAX MAP 18 12 14
 SCHOOL DISTRICT 1
 BARGAIN AND SALE DEED
 VOL. 252 PG. 345

LINE NO.	LENGTH	BEARING
L10	10.00'	S64°27'01"W
L11	20.00'	N25°32'59"W
L12	10.00'	N64°27'01"E
L13	10.00'	S64°27'01"W
L14	20.00'	N25°32'59"W
L15	10.00'	N64°27'01"E
L16	6.60'	N37°51'27"W
L17	10.00'	N52°08'33"E
L18	7.68'	S37°51'27"E
L29	51.71'	N25°32'59"W

PREPARED FOR
 DESCHUTES COUNTY 5-6-2024

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 JULY 11, 2023
 COREY PACHECO
 101863

EXPIRES: 12-31-2024

EXHIBIT: B

SE SEWER
 POWER EASEMENT

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