

RESOLUTION NO. 5168

A RESOLUTION ACCEPTING THE FOLLOWING WARRANTY DEED:

Grantor

Purpose

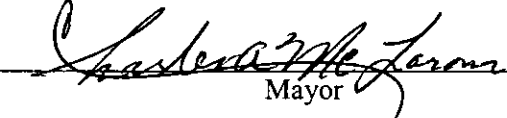
**BBF DEVELOPMENT (CLOVER RIDGE) LLC**

A warranty deed transferring ownership of a tract of land containing a drainageway to the City of Albany, as required by the Conditions of Approval for Clover Ridge Station subdivision.

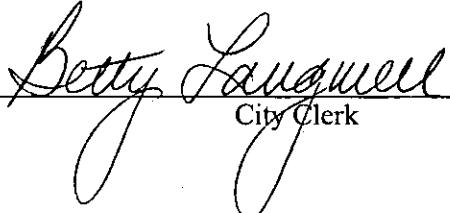
NOW, THEREFORE, BE IT RESOLVED by the Albany City Council that it does hereby accept this warranty deed.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon passage by the Council and approval by the Mayor.

DATED AND EFFECTIVE THIS 27TH DAY OF JULY 2005.

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, that **BBF DEVELOPMENT (CLOVER RIDGE) LLC**; hereinafter called the GRANTOR, does hereby grant, bargain, sell, warrant and convey unto **THE CITY OF ALBANY, OREGON, A MUNICIPAL CORPORATION**, 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:

Tract "A" as shown on the Clover Ridge Station subdivision plat, a subdivision in Sections 33 and 34, Township 10 South, Range 3 West, Willamette Meridian, City of Albany, Linn County, Oregon. As shown on the attached map labeled 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 \$1.00.

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.

*Please return to: City of Albany  
City Recorder  
Attn: 499  
Albany, OR 97301*

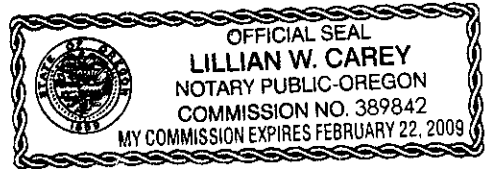
IN WITNESS WHEREOF, the Grantor has hereunto fixed their hand and seal the day and year written below.

GRANTOR:

[Signature]  
Myles Breadner, Manager of BBF Development  
(Clover Ridge) LLC

STATE OF OREGON )  
County of Benton ) ss.  
City of Corvallis )

The foregoing instrument was acknowledged before me this 2nd day of June, 2005, by Myles Breadner, on behalf of BBF Development (Clover Ridge) LLC, as his voluntary act and deed.



Lillian W. Carey  
Notary Public for Oregon  
My Commission Expires: September February 22, 2009

CITY OF ALBANY:

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

I, Steve Bryant as City Manager of the City of Albany, Oregon, pursuant to Resolution Number 5168, do hereby accept on behalf of the City of Albany, the above instrument pursuant to the terms thereof this 28 day of July 2005.

[Signature]  
City Manager  
ATTEST [Signature]  
City Recorder

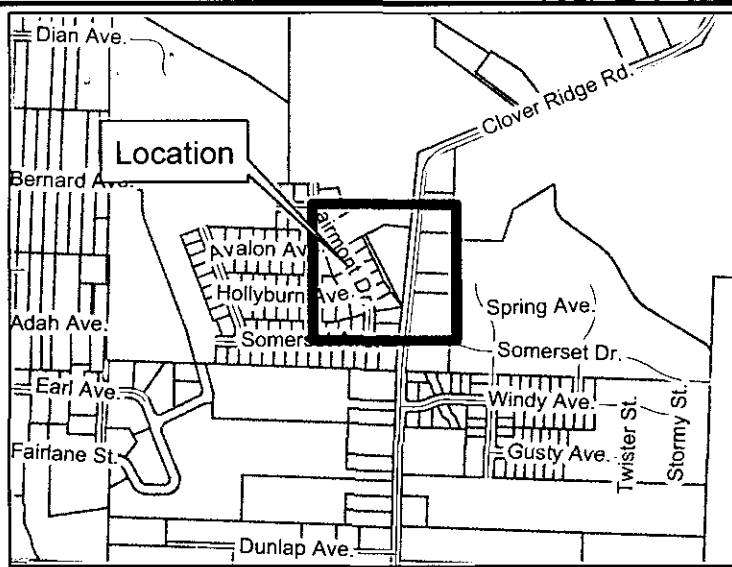
# EXHIBIT A

## Warrenty Deed

### Transferring Ownership of Tract A drainageway to the City of Albany



Geographic Information Services



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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 SW, Deputy

M  
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S 10  
A 11  
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