

ORDINANCE NO. 922

AN ORDINANCE SELLING REAL PROPERTY

The people of the City of Prineville ordain as follows:

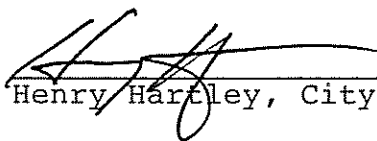
Section 1: The City of Prineville shall sell to Clear Pine Mouldings, Inc., the real property described as "Exhibit A" to this Ordinance, for the sum of \$7,568.00 cash, plus exchange of real property described as "Exhibit B" to this Ordinance.

Passed by the City Council this 28th day of June, 1988.

Approved by the Mayor this 28th day of June, 1988.



Wallace L. Boe, Mayor



Henry Hartley, City Administrator

EXHIBIT "A"

Parcel 1

A parcel of land located in the Southeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence North 89°58'04" West a distance of 46.48 feet to the Westerly right-of-way line of McKay County Road, as now located and constructed; thence South 0°02'45" West a distance of 238.01 feet to the Southeast corner of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 101 on Page 170, Records of Crook County, Oregon; thence South 79°36'37" West along the Southerly line of said parcel a distance of 878.87 feet to the Southwest corner thereof, said point marked by a 5/8 inch iron rod and being the TRUE POINT OF BEGINNING of this description. Thence South 10°07'59" East a distance of 10.20 feet to a 5/8 inch iron rod; thence South 86°54'42" West a distance of 61.23 feet to a 5/8 inch iron rod; thence South 81°32'03" West a distance of 84.23 feet to a 5/8 inch iron rod; thence North 88°24'06" West a distance of 32.87 feet to a 5/8 inch iron rod; thence North 72°13'18" West a distance of 153.67 feet to a 5/8 inch iron rod; thence North 68°14'25" West a distance of 42.51 feet to a 5/8 inch iron rod; thence North 60°21'12" West a distance of 60.81 feet to a 5/8 inch iron rod, said point being the intersection of the Northerly line of that right-of-way conveyed to the City of Prineville in Deed Book 40 on Page 267, Records of Crook County, Oregon with the West line of the Northeast one-quarter Southwest one-quarter of said Section 31; thence North 0°07'26" East along said East line a distance of 87.04 feet, more or less, to the Southwest corner of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book MF 33016, Records of Crook County, Oregon, said point being on the Southerly right-of-way line of Hudspeth Road, as the same is now located and constructed; thence along the Southerly line of said parcel following the Southerly boundary of said right-of-way around an 810.00 foot radius curve left a distance of 280.37 feet, long chord bears South 82°30'17" East a distance of 278.97 feet; thence continuing along said line North 87°34'47" East a distance of 55.69 feet; thence continuing along said line around a 1110.00 foot radius curve left a distance of 72.81 feet, long chord bears North 85°42'02" East a distance of 72.80 feet; thence leaving said Southerly line of Hudspeth Road following the Westerly line of said parcel, South 0°15'50" West a distance of 73.25 feet to the Northwest corner of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 101 on Page 170, Records of Crook County, Oregon; thence South 10°07'59" East along the Westerly line of said parcel a distance of 54.00 feet to the TRUE POINT OF BEGINNING.

Parcel 2

A parcel of land located in the Southeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence North 89°58'04" West a distance of 46.48 feet to the Westerly right-of-way line of McKay County Road, as now located and constructed; thence South 0°02'45" West a distance of 238.01 feet to the Southeast corner of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 101 on Page 170, Records of Crook County, Oregon; thence South 79°36'37" West along the Southerly line of said parcel a distance of 656.51 feet to the TRUE POINT OF BEGINNING of this description. Thence continuing along said Southerly line South 79°36'37" West a distance of 80.32 feet; thence South 10°23'23" East a distance of 3.14 feet to a 5/8" iron rod; thence North 79°48'22" East a distance of 80.32 feet to a 5/8" iron rod; thence North 10°23'23" West a distance of 3.42 feet to the TRUE POINT OF BEGINNING.

Exhibit "A" (continued...)

Parcel 3

A parcel of land located in the Southeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence North 89°58'04" West a distance of 46.48 feet to the Westerly right-of-way line of McKay County Road, as now located and constructed; thence South 0°02'45" West a distance of 238.01 feet to the Southeast corner of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 101 on Page 170, Records of Crook County, Oregon, and the TRUE POINT OF BEGINNING of this description, marked by a 5/8" iron rod. Thence South 79°36'37" West along the Southerly line of said parcel a distance of 194.66 feet; thence South 10°23'23" East a distance of 1.66 feet to a 5/8" iron rod; thence North 79°24'10" East a distance of 40.04 to a PK nail with washer stamped-LS1026; thence South 10°23'23" East a distance of 15.90 feet to a 5/8" iron rod; thence South 79°36'37" West a distance of 29.02 feet to a 5/8" iron rod; thence South 10°23'23" East a distance of 12.66 feet to a 5/8" iron rod; thence South 79°10'42" West a distance of 10.00 feet to a 5/8" iron rod; thence South 10°26'41" East a distance of 5.02 feet to the Northerly line of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 88 on Page 31, Records of Crook County, Oregon; thence North 79°33'19" East along said line a distance of 187.19 feet to the Northeast corner of said parcel and a point on the Westerly right-of-way line of McKay County Road, as now located and constructed; thence North 0°02'45" East along said right-of-way line a distance of 35.58 feet to the TRUE POINT OF BEGINNING.

Parcel 4

A parcel of land located in the Southeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence South 54°52'27" West a distance of 670.38 feet to a 5/8" iron rod and the TRUE POINT OF BEGINNING of this description. Thence North 67°00'00" East a distance of 12.55 feet to intersection with the Northwesterly line of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 88 on Page 31, Records of Crook County, Oregon; thence along said Northwesterly line around a 352.36 foot radius curve left a distance of 13.03 feet, long chord bears South 60°06'29" West a distance of 13.03 feet to a point on said line; thence North 9°00'00" West a distance of 1.61 feet to the TRUE POINT OF BEGINNING.

Parcel 5

A parcel of land located in the Southeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence South 55°04'10" West a distance of 705.04 feet to a PK nail in brass washer stamped-LS1026-in concrete block and the TRUE POINT OF BEGINNING of this legal description. Thence North 81°00'00" East a distance of 3.95 feet to intersection with the Northwesterly line of that parcel of land conveyed to Clear Pine Mouldings, Inc. in Deed Book 88 on Page 31, Records of Crook County, Oregon; thence along said Northwesterly line around a 353.57 foot radius curve left a distance of 4.44 feet, long chord bears South 53°44'33" West a distance of 4.44 feet to a point on said line; thence North 9°00'00" West a distance of 2.03 feet to the TRUE POINT OF BEGINNING.

Exhibit "A" (continued...)

Parcel 6

A parcel of land located in the Southeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence South $56^{\circ}36'50''$ West a distance of 714.13 feet to a $5/8''$ iron rod and the TRUE POINT OF BEGINNING of this description. Thence South $80^{\circ}50'28''$ West a distance of 375.50 feet to a $5/8''$ iron rod; thence South $4^{\circ}39'19''$ East a distance of 38.18 feet to a $5/8''$ iron rod; thence South $73^{\circ}39'20''$ East a distance of 254.10 feet to a $5/8''$ iron rod; thence around a 355.00 foot radius curve right a distance of 212.93 feet, long chord bears North $36^{\circ}10'05''$ East a distance of 209.75 feet to the TRUE POINT OF BEGINNING.

EXHIBIT "B"

Parcel 7

A parcel of land located in the Northeast one-quarter of Section 31, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Commencing at the East one-quarter corner of said Section 31, thence South $89^{\circ}39'14''$ West along the South line of said Northeast one-quarter a distance of 1764.60 feet to intersection with the Northerly line of that right-of-way conveyed to City of Prineville by Deed Book 40 on Page 438, marked by a $5/8''$ iron rod and being the TRUE POINT OF BEGINNING of this description. Thence North $51^{\circ}29'46''$ West along said Northerly right-of-way line a distance of 260.68 feet to a $5/8''$ iron rod; thence North $67^{\circ}30'31''$ East a distance of 59.77 feet to a $5/8''$ iron rod; thence South $46^{\circ}55'20''$ East a distance of 100.75 feet to a $5/8''$ iron rod; thence South $44^{\circ}44'11''$ East a distance of 163.45 feet to the intersection of the South line of said Northeast one-quarter and the Northerly line of that right-of-way conveyed to City of Prineville by Deed Book 40 on Page 267, Records of Crook County, Oregon, marked by a $5/8''$ iron rod; thence South $89^{\circ}39'14''$ West along said South line Northeast one-quarter a distance of 39.85 feet to the TRUE POINT OF BEGINNING.