



00212758202200019050080086

I, Dana W. Jenkins, County Clerk, do hereby certify that the within instrument was recorded in the Lincoln County Book of Records on the above date and time. WITNESS my hand and seal of said office affixed.

Dana W. Jenkins, Lincoln County Clerk



After recording, please return to:
City of Waldport
PO Box 1120
Waldport, OR 97394

ORDINANCE NO. 782

AN ORDINANCE PURSUANT TO ORS 222.125, DECLARING THE ANNEXATION OF LAND CONTIGUOUS TO THE PRESENT CITY LIMITS OF THE CITY OF WALDPOR, SAID LAND IDENTIFIED ON LINCOLN COUNTY ASSESSOR'S MAP 13-11-30-AB AS TAX LOT #01000.

The City Council of the City of Waldport finds as follows:

1. Pursuant to ORS 222.125, the property owner consents to the annexation of said real property into the City of Waldport. The City Council has elected to dispense with an election on the annexation within the City and within the subject real property and to not hold a hearing on the annexation as allowed under ORS 222.125. A copy of the Consent to Annex, signed by the property owner or its designee, is hereby attached as Exhibit "A".
2. The subject real property is contiguous to the present boundary of the City of Waldport and is a logical extension of the boundary.
3. Annexation of the subject property is consistent with the applicable policies of the Waldport Comprehensive Plan ("Plan"). As the subject real property is within the City's Urban Growth Boundary, the zoning of the property will be R-1.
4. Annexation of the real property described in Exhibits "B" and "C" will enhance opportunities for compact urban growth, the development of efficient land use patterns, and an orderly, economic provision of public services and infrastructure to the subject real property. The property owner requesting annexation has been informed that extensions of, and connections to public infrastructure will be made at the property owner's expense.

NOW, THEREFORE, the City of Waldport ordains as follows:

- Section 1. The foregoing findings are approved and incorporated herein.
- Section 2. The subject real property shown on Exhibit "B" and detailed on Exhibit "C" is hereby annexed to the City of Waldport as a part thereof.
- Section 3. This annexation is made pursuant to ORS 222.125. The owner of the subject real property hereby consents to the annexation.

EXHIBIT "A"
Exceptions

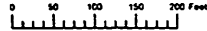
Subject to:

SPECIFIC ITEMS AND EXCEPTIONS:

6. Regulations, levies, liens, assessments, rights of way and easements of Southwest Lincoln Water District.
7. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:
In favor of: Central Lincoln People's Utility District
Recording Date: June 24, 1970
Recording No: Book 175, Page 49
8. Covenants, conditions, restrictions and easements but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: June 26, 1970
Recording No: Book 19, Page 979
9. A manufactured home situated on the subject land is classified as personal property, as disclosed by the ownership records of the Building Codes Division. Unless a manufactured home is reclassified from personal to real property, a manufactured housing endorsement (ALTA End. 7-06, 7.1-06 or 7.2-06) is not available until reclassification is completed and an appropriate approval is recorded. NOTE: Depending on circumstances, a manufactured home may be classified as personal property but assessed as real property under ORS 308.875.

THIS MAP WAS PREPARED FOR
ASSESSMENT PURPOSE ONLY



N.W.1/4 N.E.1/4 SEC.30 T.13S. R.11W. W.M.
LINCOLN COUNTY
1" = 100'

13 11 30 AB
WALDPORT

Cancelled
104
200
201
300
309
600
800-41
800-42

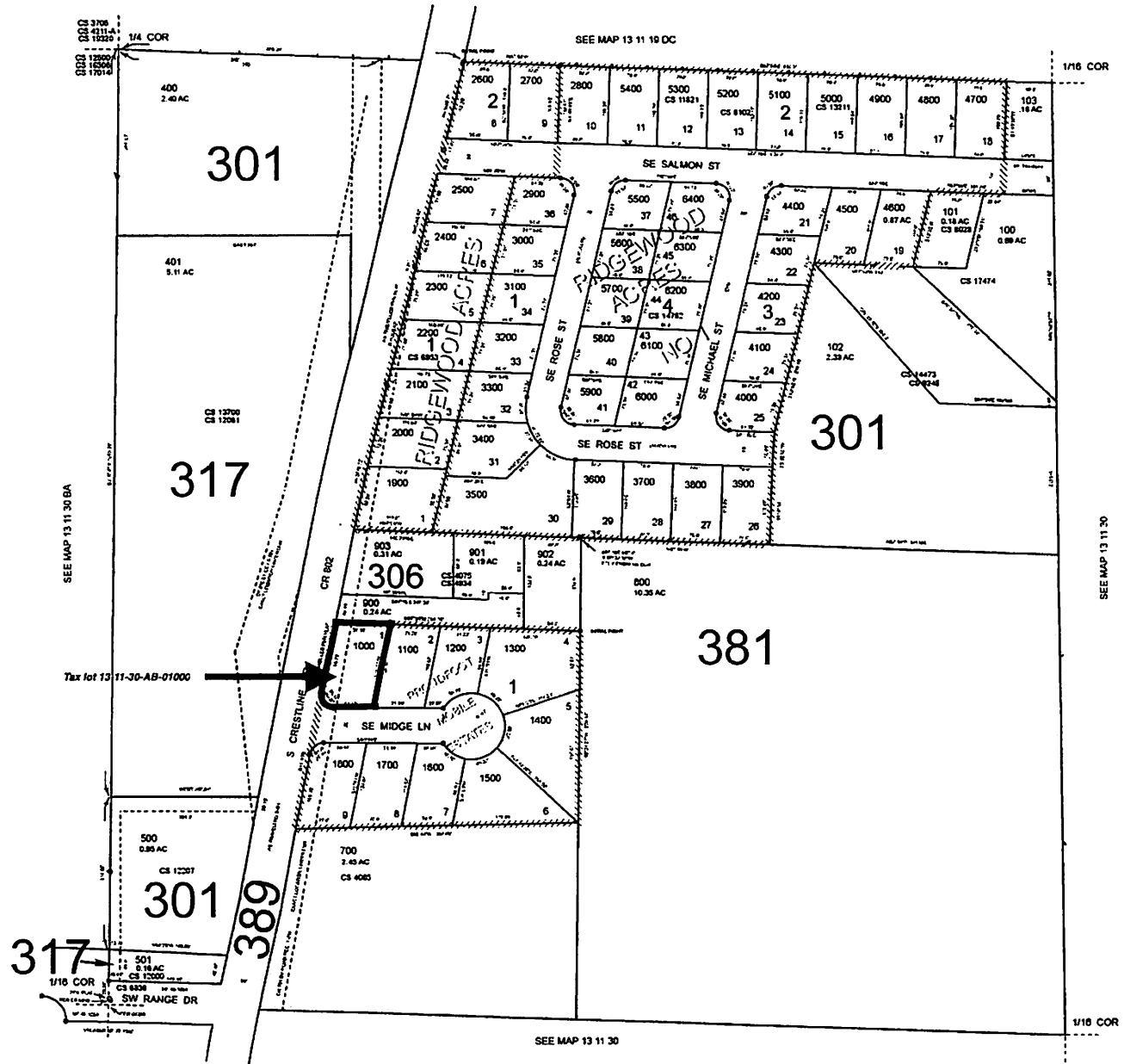


Exhibit 'B'

Revised: SAO
06/06/2014

WALDPORT
13 11 30 AB

Exhibit "C" 2 of 3

RECORDING REQUESTED BY:



9200 SE Sunnybrook Blvd., Ste 130
Clackamas, OR 97015

GRANTOR'S NAME:
Robert E. Stalcup, III



GRANTEE'S NAME:
Leland Arce Trust, dated March 24, 1997

AFTER RECORDING RETURN TO:
Order No.: 36262104372-DS
Leland Arce, Trustee of the Leland Arce Trust, dated March 24,
1997
PO Box 475
Waldport, OR 97394

SEND TAX STATEMENTS TO:
Leland Arce Trust, dated March 24, 1997
PO Box 475
Waldport, OR 97394

110 SE Midge Lane, Waldport, OR 97394

Lincoln County, Oregon
 05/24/2021 09:24:02 AM
 DOC-WD Cnt=1 Pgs=2 Stn=12
 \$10.00 \$11.00 \$10.00 \$60.00 \$7.00 \$98.00
 I, Dana W. Jenkins, County Clerk, do hereby certify that the
 within instrument was recorded in the Lincoln County Book
 of Records on the above date and time. WITNESS my
 hand and seal of said office affixed.


 Dana W. Jenkins, Lincoln County Clerk
 

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Robert E. Stalcup, III, Grantor, conveys and warrants to Leland Arce, Trustee of the Leland Arce Trust, dated March 24, 1997, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Lincoln, State of Oregon:

Lot 1, Block 1, PROUDFOOT MOBILE ESTATES, in the County of Lincoln and State of Oregon, according to the official plat thereof recorded June 25, 1970 in Plat Book 10, Page 54, Plat Records.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS NINETY THOUSAND AND NO/100 DOLLARS (\$90,000.00). (See ORS 93.030).

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

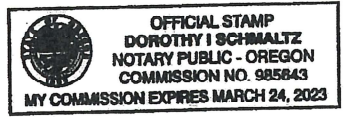
IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 5/19/21
Robert E. Stalcup, III
Robert E. Stalcup, III

State of Oregon
County of Clackamas

This instrument was acknowledged before me on May 19 2021 by Robert E. Stalcup, III.

[Signature]
Notary Public - State of Oregon
My Commission Expires: 3/24/23



WT 021735