KNOW ALL MEN BY THESE PRESENTS: That JAMES A, ROWLAND and CLARA.
ROWLAND, musband and wife,

In consideration of ____ Ten and No/100 ______ Branco a.

Dollare, 64 them baid by DONALD W. WATSON and AUDREY E. WATSON Authord and wile, grantees,

do hereby grant, bargain, cell and convey unto the cald grantees, as tenante by the entirety, their heire
and assign, all the following real property, with the tenantes, breatlanments and appurerances, situated
in the County of Rolls and State of Oregon, bounded and described as follows to with

Beginning in the center of Orelard Heights Road at a point which is 256,194

feet North 23° 32! Bast and 887;51 feet North 22° 43' East and 684.73 feet

North 63° 00! West from the most Easterly Northeast corner of the W. D.

Cole Donation Lend Claim in Township 7 South, Range 3 West 197, the Williamette

Meridian in Polk County, Oregon; thence South 27° 00' West 617,00' feet;

thence North 63° 00' West a distance of 306,60 feet to the Westerly line
of a tract of land conveyed to James A. Rowland, et al; by deed recorded
in Volume 99 Page 169, Deed Records for said County and State; thence

North 31° 40° East along the Westerly line of said Rowland tract a distance
of 550.80 feet to an angle in said Westerly line; thence North 17° 30'

East along the Westerly line of add Rowland tract a distance of 69.30

feet to the Westerly extension of the center of said Orchard Heights Road;
thence South 66° 00' East a distance of 273,23 feet to the place of

beginning. 425 beginning. SAVE AND EXCEPT that position of the above described tract of land lying within the boundaries of public roads and highways.

To Have and to Hold the above described and granted premises unto the said grantees as tenante by the entirety, their being and gesigns forever.

And the granters, coverant that they are lawfully estectin fee simple of the granters, coverant that they are lawfully estectin fee simple of the granters, coverant that they are lawfully estectin fee simple of the granter promises from all incumbrances. Except taxes for the fiscal year July 1, 1958 to June 30, 1958. and that they will and their heirs executors and administrators, shall warrant and lorever delend-the above granted premises, and every part and percel thereol, against the lawful claims and demands of all persons whomsoever.
Witness Our hand B and seal Sine 11th 0 STATE OF OREGON, County of Marion On the 11th day of August . 19 58 before me, the indereigned, a Notary Public in and for said County and State, personally appeared the myllon james A. Rowland and Glara Rowland, misband and wife, known to me to be the identical individual 9. described in and who executed the within instrument, and acknowledged to me that thay executed the same freely and voluntarily IN TESTIMONY WHEREOF, I have hereunto set my hand and allixed my official seal the day and year last above written. nila Oliet Notary Public for Oregon. My Commission expires, May 1: 1959 STATE OF OREGON, WARRANTY DEED County of Push 114673 I certify that the within instru-JAMES A. ROWLAND, et u ment was received for record on the 17 day of 1953, at 1.0. 21 o'clock M., and recorded in book 1.4. 7. on page 5.5. IDON'T USE THIS DONALD W. WATSON, et u Record of Deeds of said County. AFTER RECORDING HETURN Witness my hand and seal of County allized. Cluett & Kenyon 1980 Fairgrounds Rd. Salem, Oregon

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WARRANTY DEED (INDIVIDUAL) P.O.R.

29 PAGE 807

HENRY B. ODOM and VIRDINIA B. ODOM, as tenants by the entirety,

, hereinalter called grantor, convey(s) to WESTERN BALBOA,

d joint venture consisting of Western Mills, Inc., and Balboa Enterprises, Inc., two Washington corporations, authorized to do business in Oregon,

all that real property situated in the County

SAMERICA TILE //

Beyinning in the center of Oregon, described as:

Beyinning in the center of Orchard Halghts Road at a point which 1: 256.84 feet North 23° 32' East and 887.5! feet North 22° 43' East and 694.73 feet.

North 63° 00' West from the most Easterly Northeast corner of the W. D. Cole Ponation, Land Claim in Township 7 South, Range 3 West of the Williamette Haridian in Polk County, Oregon; thence South 27° 00' West a distance of 617.00 feet; thence North 63° 00' West a distance of 306.60 feet to the Westerly line of a tract of land conveyed to James A. Rowland, et al, by deed recorded in Volume 99, page 169, Deed Records for said County and State thence North 31° h0' East along the Vesterly line of said Rowland tract a distance of 550.80 feet to an angle in said Westerly line; thence North 17° 30' East along the Westerly line of said Rowland tract a distance of 550.80 feet to an angle in said Westerly line; thence North 19° 30' East along the Westerly line of said Rowland tract a distance of 69.30 feet to the Westerly extension of the center of said Orchard Heights Road; thence South 63° 00' East a distance of 273.23 feet to the place of beginning.

O.O.R. 29 PAGE 808

of the public in and to that portion of the above described property free of all encumbrances except rights of the public in and to that portion of the heroin-described property lying within the limits of roads or highways; easement created by instrument recorded May 13, 1970, B.O.R. 4, Fg 909, Dead Rec. of Polk Co; Option for purchase of real estate rec. 1-27-71 in B.O.R. 13, Fg 198, & Ferograded in B.O.B. 16 ppg 298, bead Records Folk Co; and Mag. rec. 4-17-72, Reception and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above. The true and actual consideration for this transfer is \$ 6, 200. STATE OF OREGON, County of , 19_72_personally appeared the above named Henry E. Odom and Virginia E. Odom and acknowledged the foregoing Instrument to be _voluntary act and deed. Notary Public for Oregon My commission expires: May The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume. If consideration includes other property or value, add the following: "However, the actual consideration. consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which) WARRANTY DEED (INDIVIDUAL) STATE OF OREGON, ODOM, Henry E. & Virginia R. 191026 I certify that the within instrument was received for record to the day of the 1922. WESTERN BALBOA o'clock LM. and recorded in Book Records of Deeds of said County. After Recording Return to: Witness my hand and seal of County affixed. Lyn Hardy, Polk County Clerk

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Escrow #54598 1d Order # 46-1016

145 PAGE 118

KNOW ALL MEN BY THESE PRESENTS, That JAMES A. ROWLAND and CLARA HOWLAND, husband and wife,

in consideration of - - - - Ten and No/100 - - - - - paid by the grantees herein, do...... hereby grant, bargain, sell and convey unto GLEN M. SOUTHWICK and MAE SOUTHWICK, husband and wife,

as tenants by the entirety and not as tenants in community, their heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Polk and State of Oregon, bounded and described as follows, to-wit: and State of Oregon, bounded and described as follows. to-wit:

Beginning in the center of Orchard Heights Road in Township 7 South, Range 3 West of the Willamette Meridian in Polk County, Oregon, at a point which is 5.370 chains North 63° West from a point where the center line of Parkway Drive intersects the center line of said Orchard Heights Road; thence North 63° West along the center of said Orchard Heights Road 4.776 chains; thence South 27° West 8.806 chains to the center of Glen Creek; thence South 77° 47' East along the center of said Creek 5.771 chains; thence North 18° 01' East along the center of said Creek 3.110 chains; thence North 10° 40' West along the center of said Creek 1.280 chains; thence North 350 11' East along the center of said Creek 3.280 chains to the place of beginning.

RESERVING for road and right-of-way purposes a strip of land 25.00 feet in width off the Northerly side of the above described tract of land, same being a portion of Orchard Heights Road.

To Have and to Hold the above described and granted premises unto the said grantees, their heirs and assigns forever.

And the grantor 8. do ... government that .. they are lawfully seized in fee simple of the above granted premises free from all incumbrances,....

and that they will and their, heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever, except as hereinabove stated.

Witness Our hand 8 and seal 8 this 18t day of

STATE OF OREGON, Marion

BE IT REMEMBERED, That on this ____ lat___day of _____ June

IN TESTIMONY WHEREOF, I have hereunto set my hand and

ear last above written.

Notary Public for Ore My Commission Expires May 1, 1955

ROWLAND



10 PAGE 810

RPLK 488: 241992; "Racipelolisinosen; The praction; FRIKOR, Estebuls altilona Popto pacey, fork co and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above. The true and actual consideration for this transfer is \$_9,500,00 STATE OF OREGON, County of No tenorgh Posts ___, 19<u>72</u> personally appeared the above named Clen M. Southwick and Mae Southwick and acknowledged the foregoing instrument to he voluntary act and deed. Before me: Notary Public for Oregon My commission expires: Leptenske The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume. If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which) WARRANTY DEED (INDIVIDUAL) STATE OF OREGON, SOUTHWICK, Glen M. &FMac 191027 I certify that the within instrument was received for record ne 6 day of May , 19 ____. 19**.2**2 WESTERN BALBOA o'clock P.M. and recorded in holde Records of Deeds of said County. After Recording Return to: Witness my hand and seal of County affixed. -Lyn Hardy, Polk County Clerk Rscrow #54398 1d Order #46-1016

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WARRANTY DEED (CORPORATION)

WESTERN BALBOA, a joint venture consisting of Western Mills, Inc., and Balboa Enterprises, Luc., two Washington corporations, authorized to do business in Oregon, hereinafter called grantor, conveys to HOUSING AUTHORITY OF THE CITY OF SALEM, OREGON, all that real property situated in FOLK County, State of Oregon, described as:

PARCEL I:

Beginning in the center of Grehard Heights Road at a point which is 256.84 feet North 23° 32° East and 887.51 feet North 22° 43' East and 694.73 feet North 63° 00' West from the most Rasterly Northeast corner of the W.D. Cole Donation Land Claim in Township 7 South, Range 3 West of the Willamette Meridian in Polk County, Oregon; thence South 27° 00' West a distance of 617.00 feet; thence North 63° 00' West a distance of 306.60 feet to the Westerly line of a tract of land conveyed to James A. Rowland, et al, by deed recorded in Volume 99, page 169, Deed Records for said County and State; thence North 31° 40' East along the Westerly line of said Rowland tract a distance of 550.80 feet to an angle in said Westerly line; thence North 11° 30' East along the Westerly line of said Rowland tract a distance of 69.30 feet to the Westerly extension of the center of said Orchard Heights Road; thence South 63° 00' East a distance of 273.23 feet to the place of beginning.

FPARCEL II:

Beginning in the center of Orchard Heights Road in Township 7 South, Range 3 West of the Willamette Meridian in Polk County, Oregon, at a point which is 5.370 chains North 63° West from a point where the center line of Parkway Drive intersects the center line of said Orchard Heights Road; thence North 63° West along the center of said Orchard Heights Road 4.776 chains; thence South 27° West 8.806 chains to the center of Glen Creek; thence South 77° 47° East along the center of said Creek 5.771 chains; thence North 18° 01' East along the center of said Creek 3.110 chains; thence North 10° 40' West along the center of said Creek 1.280 chains; thence North 35° 11' East along the center of said Creek 3.280 chains to the place of beginning.

Reserving for road and right-of-way purposes a strip of land 25.00 feet in width off the Northerly side of the above described tract of land, same being a portion of Orchard Reights Road.

PARCEL III:

Beginning at a point on the North line of the C.O. Hosford Donation Land Claim in Township 7 South, Range 3 West of the Willamette Meridian in Polk County, Oregon, which point is 2,405.26 feet West from the most Southerly Northeast corner of said Claim; said point also being described as being 1,425.84 feet East from the Southwest corner of the E.F. Hosford Donation Land Claim in Township 7 South, Range 3 West of the Willamette Meridian in Polk County, Oregon; thence East 255 feet along said Claim line to the true point of beginning; thence South 00° 07' East 512.47 feet; thence East 180 feet; thence Morth 00° 07' West 512.47 feet to the North line of said Claim; thence West along said Claim line 180 feet to the place of beginning.

and covenants that grantor is owner of the above described property free of all encumbrances except:

- 1. Rights of the public in and to that portion of the herein described property lying within the limits of roads or highways.
- 2. An easement created by instrument, including the terms and provisions thereof, recorded November 15, 1968 in Book 214, page 427, Deed Records of Polk County, Oregon, in favor of City of Salem, a municipal corporation, for sewer purposes. (Affects Parcel II)
- 3. An easement created by instrument, including the terms and provisions thereof, dated May 5, 1970 and recorded May 7, 1970 in B.O.R. 4, page 797, Deed Records of Polk County, Oregon, in favor of City of Salem, a municipal corporation, for sewer purposes. (Affects Parcel II)
- 4. An easement created by instrument, including the terms and provisions thereof, dated May 6, 1970 and recorded May 13, 1970 in B.O.R. 4, page 909, Deed Records of Polk County, Oregon, in Favor of City of Salem, a municipal corporation, for sewer purposes. (Affects Parcel I)

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5. Rights of the public in that portion of the herein described property lying within Glew Greek. (Affects that portion along the Easterly boundary of Parcel II)

- 6. An easement created by instrument, including the terms and provisions thereof, dared April 13, 1972 and recorded April 27, 1972 in B.O.R. 29, page 222, Deed Records of Polk County, Oregon, in Eaver of City of Salem, Oregon, a municipal corporation, for a water pipeline over Parcel III.
- 7. An ensement created by instrument, including the terms and provisions thereof, dated April 13, 1972 and recorded April 27, 1972 in B.O.R. 29, page 225, Deed Records of Rolk County, Oregon, in favor of City of Salem, Oregon, a municipal corporation, for a water pipeling over Parcel I.
- 8. An easement created by instrument, including the terms and provisions thereof, dated April 13, 1972 and recorded April 27, 1972 in B.O.R. 29, page 228, Deed Records of Polk County, Oregon, a municipal corporation, for a water pipeline over Parcel II.
- 9. An casement created by instrument dated November 8, 1972 and recorded November 16, 1972, in Book 37, page 31, Deed Records of Polk County, Oregon, in favor of Salem Electric, an Oregon corporation, for utility purposes.

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 875 527.85

Executed this 21st day of February, 1973, by WESTERN BALBOA, through its joint ventors, Western Mills, Inc., and Balboa Enterprises, Inc., each by authority of Board of Directors of said corporations.

WESTERN BALBOA

WESTERN MILLS, INC.

AUBREY P. SCHMIDT, President

BALBOA ENTERPRISES, INC.

K. H. VITT, President BY:

STATE OF OREGON, County of Multnomah)se.

February 21, 1973.

Personally appeared AUBREY P. SCHMIDT, who being duly sworn, did say that he is the President of WESTERN MILLS, INC., and that said instrument was signed in behalf of said corporation by authority of its Board of Directors; and he acknowledged said instrument to be his voluntary act and doed.

BEFORE ME:

My commission expires:

STATE OF OREGON, County of Multnomah) ss.

February 21, 1973.

" A Park St. A.

Personally appeared K.H. VITT, who being duly sworn, did say that he is the President of BALBOA ENTERPRISES, INC., and that said instrument was signed in behalf of said corporation by suthevity of the Board of Directors; and he acknowledged said instrument to be his voluntary not and deed.

BEFORE ME:

Notary Public for Oregon

My commission expires:

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STATE OF OREGON, county of Polk, ss.

I hereby certify that the within instru-ment was received and duly recorded by me in Polk County Recards Book of

deule Vol. 40 Pege 66 on the 21 day of 1923, at 440 o'clock P. M.

TAM HYRDZ County Clerk and Recorder.

Return to: HOUSING AUTHORITY OF THE CITY OF SALEM, OREGON City Hall Salem, Oregon