

**2021-018652**

## Klamath County, Oregon



00292572202100186520050051

**12/16/2021 03:55:57 PM**

**Fee: NO FEE**

**AFTER RECORDING RETURN TO:**

**Klamath County Public Works**  
305 Main Street  
Klamath Falls, OR 97601

**GRANTOR:**

**Guerrero (Thornton), Rina**  
**4212 Homedale Road**  
**Klamath Falls, OR 97603**

**GRANTEE:**

**Klamath County  
305 Main Street  
Klamath Falls, OR 97601**

## RIGHT OF WAY DEDICATION

**Rina (Thornton) Guerrero**, an individual, hereinafter called Grantor, does hereby grant unto the County of Klamath, a political subdivision of the State of Oregon and Grantee, hereinafter called the "County", a perpetual right-of-way for road and public utility purposes on, over, and under the following described real property situated in Klamath County, Oregon:

- See attached Exhibit A Legal Description and;
- See attached Sketch Map “Villa Drive Right-Of-Way Exhibit”

**All attached hereto and by this reference incorporated herein.**

The true consideration of this conveyance is for **\$3000.00**, the receipt of which is hereby acknowledged by GRANTOR.

The dedicated property shall only be used for the purpose of public street improvements and related appurtenances, which includes utilities.

And the GRANTOR warrants that 1) GRANTOR has marketable title to the property, 2) the County may peaceably enjoy the rights and benefits of this dedication, 3) there are no other interests in the property which conflict with the County's intended use of this dedication, 4) the property is free of encumbrances except those of which GRANTOR has notified the County, and 5) GRANTOR has the unrestricted right to dedicate the property without additional consent or permission.

Dated this 29 day of November, 2021

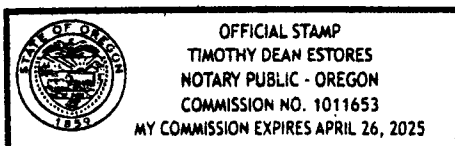
**GRANTOR:**


Rina Thornton Guerrero  
Rina (Thornton) Guerrero

STATE OF OREGON )  
 )ss.  
County of Klamath )

This instrument was acknowledged before me on this 29 day of November, 2021 by

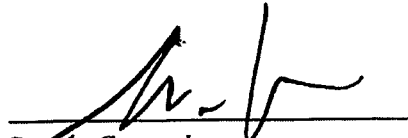
Rink Guerrero




  
Notary Public for Oregon  
My commission expires:


4/24/2025

Approved as to Form

  
County Counsel

Accepted on behalf of Klamath County by the Klamath County Board of Commissioners

  
Chair

  
Commissioner

Out of Office Today  
Commissioner

12-15-21  
Date

12-14-21  
Date

\_\_\_\_\_  
Date

PUBLIC ROAD RIGHT OF WAY

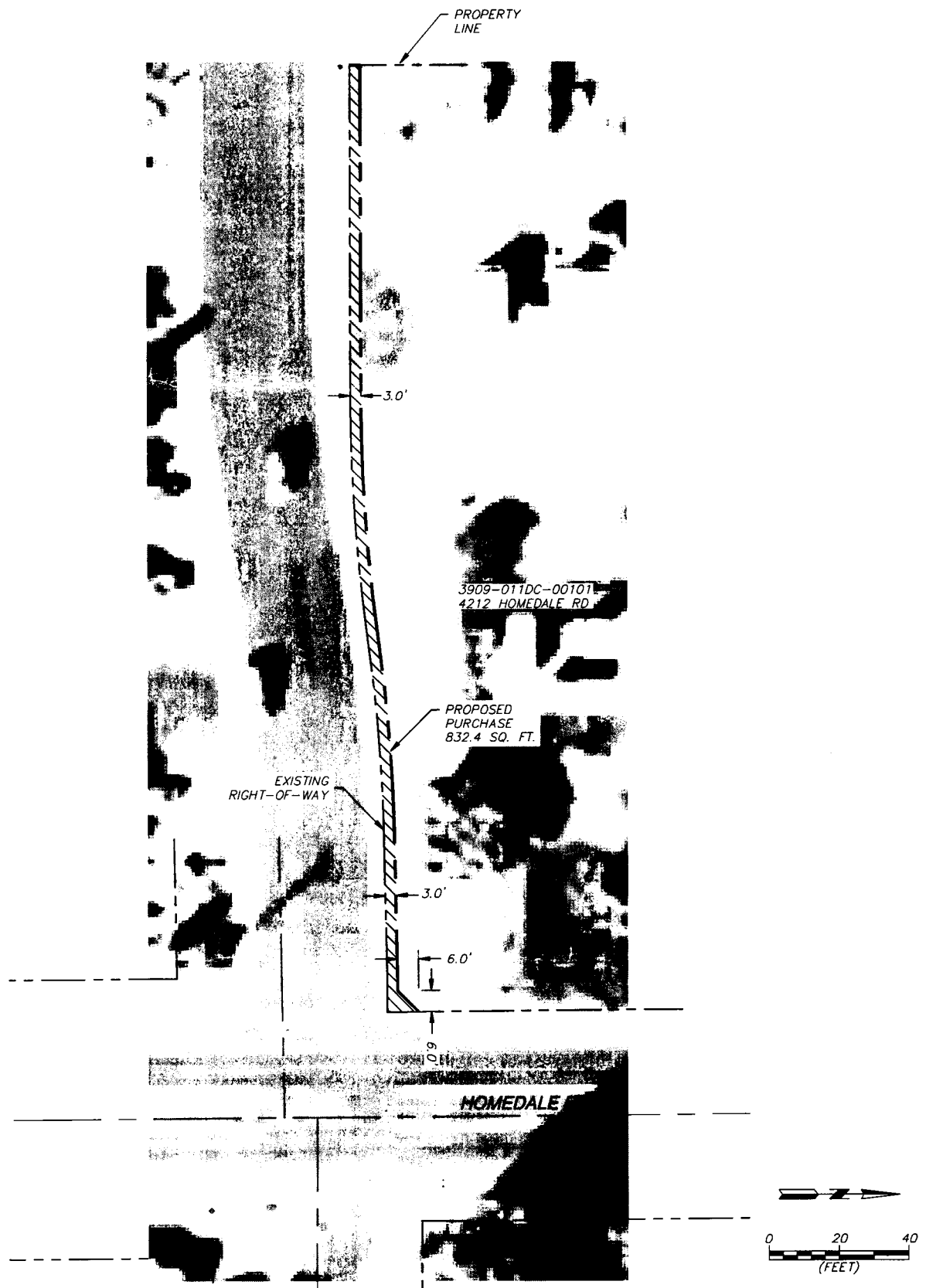
EXHIBIT 'A'

All that land situated in the N 1/2, SW 1/4, SE 1/4, Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County Oregon, for Public Road Right of Way, more particularly described as follows:

Commencing at the SE corner of Lot 6, Tract 1454 Villa Place, also being on the North right of way of Villa Drive and monumented by a 5/8" rebar with plastic cap being the point of beginning, thence N00°03'08"E, 3.00 feet, thence parallel to the North Right of Way of Villa Drive S89°56'00"E, 95.05', thence 68.00' along a 497.00' radius curve to the left, (the long chord of which bears N86°08'50"E, 67.95'), to a point, thence 57.55' along a 503.00' radius curve to the right, (the long chord of which bears N85°30'18"E, 57.52'), to a point, thence N88°46'57"E, 44.89' to a point, thence N44°40'33"E, 8.61' to the west right of way of Homedale Road, thence along the right of way of Homedale Road, S00°31'50"E, 9.00' to the north right of way of Villa Drive, thence continuing along said right of way S88°46'57"W, 50.80' to a point, thence 57.20' along a 500.00' radius curve to the left, (the long chord of which bears S85°30'18"W, 57.17'), to a point, thence 68.41' along a 500.00' radius curve to the right ( the long chord of which bears S86°08'50"E, 68.36'), to a point, thence N89°56'00"W, 95.05' to a 5/8" rebar being the point of beginning containing 0.02 acres more or less. Bearings based on Tract 1454 Villa Place, filed in the office of the Klamath County Surveyor.



EXPIRES: 06-30-23



PROJECT: HOMEDALE ROAD ADA IMPROVEMENTS  
VILLA DRIVE RIGHT-OF-WAY EXHIBIT

0 1/2"  
THIS LINE IS 1/2 INCH AT FULL  
SCALE. VERIFY AND ADJUST  
SCALE AS NEEDED

REVISION NO. 1	SKETCH EX-A
DATE 09/01/21	REF. DWG N/A



## KLAMATH COUNTY - PUBLIC WORKS DEPARTMENT

ROAD DEPARTMENT • WEED CONTROL DIVISION

305 MAIN STREET • KLAMATH FALLS, OR 97601

(541) 883-4696 • FAX (541) 882-3046

November 12, 2021

Rina (Thornton) Guerrero  
4212 Homedale Road  
Klamath Falls, OR 97603

Re: Offer of Settlement  
Right-of-Way Dedication  
3909-011DC-00101

Klamath County's offer for the purchase of property rights was as follows:

Residential zoned property: 832.4 Sq. Ft.	\$ 2,200.00
<b>Total:</b>	<b>\$ 2,200.00</b>

The settlement request is based on the following:

Residential zoned property: 832.4 Sq. Ft.	\$ 2,200.00
Settlement:	\$ 800.00
<b>Total:</b>	<b>\$ 3,000.00</b>

If you accept this settlement, please sign and date this letter, the enclosed Dedication Deed, and W-9 and return to Klamath County Public Works. Once Klamath County receives the signed documents, final closing and disbursement will be performed by Klamath County. Payment will be available to you after closing.

If you have questions or require further discussion please contact Brian Pisan at 541-883-4696 or by email at [bpisan@klamathcounty.org](mailto:bpisan@klamathcounty.org).

Sincerely,

Jeremy Morris, P.E.

Director of Public Works

I accept Klamath County's offer as set forth above.

Rina J. Thornton Guerrero 11-29-21

Rina (Thornton) Guerrero, Grantor

Date

Delivered: Hand