

03-10416 38-10481

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21060

EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that WAYNE N. CAROTHERS and LUDIE M. CAROTHERS, husband and wife, and CHARLES C. EHLERS, Grantors, for and in consideration of Ten Dollars and other good and valuable consideration to them paid by FREDERICK D. EHLERS, Grantee, receipt of which is hereby acknowledged, do hereby give and grant unto Grantee, his heirs, administrators and assigns, a perpetual, non-exclusive 20 ft. easement for ingress and egress, the center of which is as far as practical on the center of the existing road on the West end of the following-described parcel of real property situated in Klamath County, Oregon:

Parcel 1: A parcel of land situated in the South one-half of Lot 6, Section 12, Twp. 38 S., R. 8, E.W.M., Klamath County, Oregon, more particularly described as follows:

Beginning at the iron pipe marking the Southeast corner of the North one-half of Lot 6 as referred to in Volume M69, Page 9509 Deed Records of Klamath County, Oregon; thence North 89°32'23" West - 914.77 feet along the South boundary of the North one-half of said Lot 6 to a 5/8 inch iron rod (this same boundary line recited in above Volume M69, Page 9509, and on Map of Survey No. 471, as bearing North 89°54½' West); thence South 17°24'31" East 350.98 feet to a 5/8 inch iron rod marking the true point of beginning of this description; thence continuing South 17°24'31" East 350.98 feet to a 5/8 inch iron rod on the South boundary of said Lot 6; thence North 89°40'52" West along the South boundary of said Lot 6 a distance of 914.04 feet to a 5/8 inch iron rod at the high water line of Upper Klamath Lake; thence North 24°06'06" West along the high water line of Upper Klamath Lake a distance of 368.55 feet to a 5/8 inch iron rod; thence South 89°36'20" East - 959.54 feet to the true point of beginning, containing 7.20 acres more or less;

SAVING AND EXCEPTING Parcel 2 described below:

Parcel 2: A parcel of land situated in the S½ of Lot 6, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, more particularly described as follows:

Starting at the iron pipe marking the Southeast corner of the N½ of Lot 6 as referred to in Volume M-69 at page 9509, Microfilm Records; thence North 89°32'23" West 914.77 feet along the South boundary of the N½ of said Lot 6 to a 5/8 inch iron rod (this same boundary line recited in above Volume M-69 at page 9509, and on map of Survey No. 471 as bearing North 89°54½' West); thence South 17°24'31" East 350.98 feet to a 5/8 inch iron rod; thence continuing South 17°24'31" East 350.98 feet to a 5/8 inch iron rod on the South boundary of said Lot 6; thence North 89°40'52" West along the South boundary of said Lot 6 a distance of 914.04 feet to a 5/8 inch iron rod at the high water line of Upper Klamath Lake; thence North 24°06'06" West along the high water line of Upper Klamath Lake a distance of 336.55 feet to a 5/8 inch iron rod, which is the true beginning point of this description; thence South 89°36'20" East 435.6 feet; thence South 24°06'06" East 109.54 feet; thence North 89°36'20" West 435.6 feet; thence North 24°06'06" West 109.54 feet to the true beginning point.

This easement is granted for the use and benefit of the above-described

Parcel 2.

Return: FFS+L
540 main

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GANONG & SISEMORE
Attorneys at Law
540 Main Street
KLAMATH FALLS, ORE.
97601

503/882-7228

17378

1 IN WITNESS WHEREOF, Grantors have set their hands this 1st day of November
2 1976.

3 Charles C. Ehlers
4 Charles C. Ehlers

5 Wayne N. Carothers
6 Wayne N. Carothers

7 Ludie M. Carothers
8 Ludie M. Carothers

9 STATE OF OREGON)
10) SS
11 County of Klamath)

12 On this 1 day of November, 1976, personally appeared the above-named
13 Wayne N. Carothers and Ludie M. Carothers, husband and wife, and acknowledged
14 the foregoing instrument to be their voluntary act and deed.
15 Before me:

16 James D. Bocchi
17 Notary Public for Oregon

18 (SEAL)
19 My Commission Expires:

20 STATE OF OREGON)
21) SS
22 County of Klamath)

23 On this 2 day of November, 1976, personally appeared the
24 above named Charles C. Ehlers, and acknowledged the foregoing
25 instrument to be his voluntary act and deed.
26 Before me:

27 James D. Bocchi
28 Notary Public for Oregon

29 (SEAL)
30 My commission expires:

31 STATE OF OREGON,
32 County of Klamath
Filed for record at request of

TRANSAMERICA TITLE INS. CO

on this 2nd day of NOVEMBER A.D. 19 76

at 12:46 o'clock P. M. and day

recorded in Vol. M 76 of DEEDS

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Wm D. MILNE, County Clerk

By Hazel D. Dugan Deputy

Fee \$ 6.00

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