

23641

## POWER OF ATTORNEY

Vol. 76 Page 57

KNOW ALL MEN BY THESE PRESENTS that I, James F. Maguire, aka James F. Maguire, Jr., do hereby make, constitute and appoint Charles B. Maguire of San Francisco, County of San Francisco, State of California, my true and lawful attorney for me and in my name, place and stead to lease, let and/or demise the following lands, tenants, and hereditaments and/or any part thereof, located in Klamath Falls, Klamath County, Oregon, to wit:

The southerly 112 feet of Lot 3, Block 14, Original Town of Linkville, now Klamath Falls, Klamath County, Oregon.

Lot 5, and the westerly 27 feet of Lot 6, Block 40, Original Town of Klamath Falls, now City of Klamath Falls, Klamath County, Oregon.

to such persons, firms and/or corporations and upon such terms and conditions and under such covenants and for such periods of time as he, the said Charles B. Maguire, in his discretion shall deem fit, and without limitation. I further grant to said Charles B. Maguire full power and authority to collect all rents due under such leases and to deposit the same in a bank of his choice, and to make all necessary disbursements for insurance premiums, taxes, repairs, maintenance and any and all other legal charges which may be assessed against such premises, and to disburse the remainder of the funds therefrom to me and to the co-owners of said real property, hereinafter named, hereby ratifying and confirming any and all things that my said attorney-in-fact may lawfully do, or cause to be done on the said premises.

This authority, appointment, ratification and approval is fully applicable to the above described premises under the joint ownership of James F. Maguire, Jr., Charles B. Maguire, H. Richard Maguire, and Gertrude M. Smith.

IN WITNESS WHEREOF I have hereunto set my <sup>mark</sup> hand and seal this 14<sup>th</sup> day of December, 1976.

X

James F. Maguire  
HIS MARK

(SEAL)

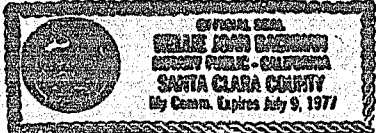
*Charles B. Maguire*  
WITNESS 529 So. Main Street, Milpitas, Ca. 95035

*Robert J. Backman*  
WITNESS 529 So. Main Street, Milpitas, Ca. 95035

STATE OF CALIFORNIA,

COUNTY OF SANTA CLARA ss.

ON December 14, 19 76,  
before me, the undersigned a Notary Public in and for said State, personally appeared  
JAMES FRANCIS MAGUIRE



to be the person whose name is known to me,  
and acknowledged to me that he executed the same by placing his mark.

WITNESS my hand and official seal.

*Rev. Charles B. Maguire*  
*#7 Berkshire Way*  
*San Francisco, Calif 94132*  
STATE OF OREGON; COUNTY OF KLAMATH; ss.

*Nellie Joan Backman*  
NELLYE JOAN BACKMAN  
Notary Public in and for said State.

I hereby certify that the within instrument was received and filed for record on the 3rd day of January A.D., 19 77 at 2:30 o'clock P M., and duly recorded in Vol. M77 of Power of Attorney on Page 57.

FEE \$3.00

WM. D. MILNE, County Clerk

By *Hazel Drazic* Deputy

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sworn  
NATION  
corpor  
author

ACKNOWLEDG