

40328

Vol. 77 Page 24076  
NOV 10 1977

EASEMENT

In consideration of the sum of One Dollar (\$1.00). Klamath River Acres, [REDACTED] and Wesley D [REDACTED] Stone (Grantor), conveys to Charles W Courtois and Alice F. Courtois (Grantee), their heirs successors and assigns; a perpetual non-exclusive easement for purposes of ingress and egress in common with the Grantor, over a strip of land thirty feet in width over the following described tract of land:

A roadway easement 30.00 feet in width for egress and ingress to the above described parcel commencing at a point on the easterly right-of-way line of Big Buck Lane from which the most westerly corner of Lot 22, Block 38 of Sixth Addition to Klamath River Acres bears S27°45'09"W, 15.01 feet; thence S60°37'30"E, 416.02 feet to a point within said Lot 22 which marks the end of said 30.00 feet wide roadway easement and the beginning of the centerline of a 40.00 feet wide roadway easement the centerline of which is described by the following courses and distances: N85°17'15"E, 247.89 feet; S43°23'03"E, 258.13 feet; S87°48'55"E, 236.57 feet; S75°52'41"E, 274.14 feet; N67°59'53"E, 214.57 feet; S88°24'04"E, 224.97 feet; S60°17'55"E, 239.31 feet; S51°24'55"E, 304.29 feet, S59°17'25"E, 116.30 feet to a point on the northwesterly line of the above described parcel from which the west corner of the described parcel bears S48°50'01"W, 255.03 feet.

The terms of this easement are as follows:

1. Grantee, their heirs, successors and assigns, shall use the easement strip for road purposes only in common with the Grantor, its successors and assigns, for access to the property described in Paragraph 3 below.
2. Grantee agree to indemnify and defend Grantor from any loss, claim of liability to Grantor arising in any manner out of Grantee's use of the easement strip.
3. The following description of Grantee's property to which this easement is appurtenant:

A parcel if laid situated in Section 30, T39S, R8E, W.M., Klamath County, Oregon being more particularly described as follows:

24071

Beginning at a 5/8 inch iron pin, marking the south-east corner of the NE1/4 NW 1/4 of said Section 30, thence along the south line of said NE1/4 NW 1/4, N89 45'54"W, 1100.18 feet to a 5/8 inch iron pin; thence N48 50'01"W, leaving said south line, 1451.52 feet to a 5/8 inch iron pin on the north-south center of section 800 26'44"E, 960.00 feet to the point of beginning containing 12.12 acres more or less.

4. Grantors and Grantees hereby agree to maintain said roadway and to share equally in cost the repair of such roadway.

TO HAVE AND TO HOLD unto the Grantee, their heirs and assigns, in common with the Grantors, its successors and assigns, forever.

IN WITNESS WHEREOF, the parties have caused this instrument to be executed the 9 day of November, 1977.

KLAMATH RIVER ACRES, LTD.

Charles W. Courtois  
Charles W. Courtois grantee

Alice F. Courtois  
Alice F. Courtois grantee

By

Grantor

Wesley D. Stone  
Wesley D. Stone Grantor

STATE OF OREGON,

County of Klamath

BE IT REMEMBERED, That on this 9<sup>th</sup> day of November, 19 77. before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named F. J. SHIPSEY

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed

my official seal the day and year last above written.

Lucille Corbin  
Notary Public for Oregon.

My Commission Expires May 31 1980

24050

STATE OF OREGON,

County of Klamath

SS.

FORM NO. 23 — ACKNOWLEDGMENT  
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 9<sup>th</sup> day of November, 1977  
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within  
named WESLEY D. STONE

known to me to be the identical individual described in and who executed the within instrument and  
acknowledged to me that HE executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed  
my official seal the day and year last above written.

Lucille Corbin

Notary Public for Oregon.

My Commission expires May 31<sup>st</sup> 1980

STATE OF OREGON,

County of Klamath

SS.

FORM NO. 23 — ACKNOWLEDGMENT  
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 9<sup>th</sup> day of November, 1977  
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within  
named CHARLES W. COURTOIS  
ALICE F. COURTOIS

known to me to be the identical individuals described in and who executed the within instrument and  
acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed  
my official seal the day and year last above written.

Lucille Corbin

Notary Public for Oregon.

My Commission expires May 31<sup>st</sup> 1980

STATE OF OREGON; COUNTY OF KLAMATH; SS.

Filed for record 24050

this 12th day of December, A. D. 1977 at 3:27 o'clock P. M.,

duly recorded in Vol. 177, of Deeds, on Page 24050

Wm D. MILNE, County Clerk

Fee \$9.00

By Frank Maguire

return to:  
TA - Donna