

84636

EASEMENT

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KNOW ALL MEN BY THESE PRESENTS, that STEVEN F. SOUTHWELL and KATHLEEN SOUTHWELL, husband and wife, Grantors, for and in consideration of Ten and 00/100 Dollars and other good and valuable considerations to them in hand paid by JAMES W. KERNS and DOROTHY C. KERNS, husband and wife, Grantees, receipt of which is bereby acknowledged, do hereby give and grant unto Grantees, their heirs, administrators and assigns, a perpetual non-exclusive 40 ft. easement for the use and maintenance of an access road and utility lines over the real property described as follows:

A tract of land situate in the SE $\frac{1}{4}$ NE $\frac{1}{4}$ Section 13 Township 38 South, Range 8 E.W.M., more particularly described as follows:

Beginning at the iron pipe marking the NE corner of the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 13 Township 38 South, Range 8 E.W.M., Klamath County, Oregon; thence South 0°04' East along the Section line 818.0 feet to the iron pin marking the NE corner of that parcel described in Klamath County deed records Volume 339 page 484; thence North 38°01' West 140.95 feet to an iron pin; thence North 53°13' West 171.0 feet to an iron pin; thence North 29°48' East 362.23 feet to an iron pin; thence North 8°26' East 293.50 feet more or less to the point of beginning.

This easement shall be for the sole use and benefit of the owners of the following-described Parcels, their heirs, grantees and invitees:

Parcel A: The North one-half of Government Lot 5 in NW $\frac{1}{4}$ Section 12, Township 38 South, Range 8, EWM, Klamath County, Oregon, SAVING AND EXCEPTING the South 220 feet thereof.

Parcel B: A parcel of land situate in the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows: Beginning at a one-half inch iron pin on the West line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ from which the Northwest corner of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ bears North 0°09' East a distance of 790.07 feet; thence South 89°47'18" East a distance of 609.62 feet to a one-half inch iron pin on an existing fence line; thence following said fence line South 33°29'12" East a distance of 70.55 feet to a 6-inch Juniper; thence South 43°06'47" East a distance of 209.16 feet to a 10-inch Juniper; thence South 29°10'19" East a distance of 244.94 feet to a 15-inch Juniper; thence South 35°56' 40" East a distance of 139.32 feet to a one-half inch iron pin on the South line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$; thence North 89°47'18" West along said South line, a distance of 994.08 feet to a one-half inch iron pin marking the Southwest corner of said SE $\frac{1}{4}$ NW $\frac{1}{4}$; thence North 0°09' East along the West line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$, a distance of 536.79 feet, more or less, to the point of beginning. Containing 10.0 acres, more or less.

TO HAVE AND TO HOLD the said easement unto Grantees, their heirs, representatives and assigns, forever.

IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals this ____ day of _____, 1980.

Steven F. Southwell
Steven F. Southwell

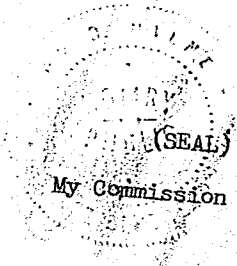
Kathleen Southwell
Kathleen Southwell

20 NOV 22 AM 10 54

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STATE OF OREGON)
County of Klamath) SS

On this 22 day of MAY, 1980, personally appeared the above-named Steven F. Southwell and Kathleen Southwell, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.
Before me:



Wm D. Milne
Notary Public for Oregon

My Commission Expires: 7-30-81

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of James Kerns
this 22nd day of May A. D. 1980 at 10:56 clock AM., and
fully recorded in Vol. M80, of Deeds on Page 9366

Fee \$7.00

Wm D. MILNE, County Clerk
By Dorothy H. Hiteck

Return to:
James Kerns
Rt. 5, Box 1416
Klamath Falls, Ore. 97601