

GRANT OF EASEMENT

The Grantor, PEGGY ANN O'NEILL, aka PEGGY A. O'NEILL, having mortgaged certain lands to The Federal Land Bank of Spokane, more particularly described in said mortgage dated April 23, 1981, recorded May 1, 1981 in the records of Klamath County, State of Oregon, in Book M-81 of Mortgages, at page 7745, does by these presents grant unto THE FEDERAL LAND BANK OF SPOKANE, Grantee, for the use and benefit of the lands described in said mortgage, an easement 16 feet in width for the delivery of irrigation waters from the U.S.B.R. F-1 Canal,, the centerline of said easement is described as follows:

Beginning at a point which is N04°02'23"E 517.25 feet and S89°42'48"E 8.00 feet from the Southwest corner of the said E½SE¼ of said Section 28; thence S00°17'12"W, parallel to the Easterly right of way line of said County Road (Hill Road), 242.44 feet, more or less, to the Southerly right of way line of said F-1 Canal

for the use and benefit of the following described real property:

A tract of land situated in the E½SE¼ of Section 28, T39S, R10EWM, Klamath County, Oregon more particularly described as follows:

Beginning at a point on the Easterly right of way line of the County Road (Hill Road) from which the Southwest corner of said E½SE¼ bears S04°02'23"W 517.25 feet; thence N00°17'12"E along said right of way line 1720.37 feet; thence S89°42'48"E 135.10 feet; thence S49°51'54"E 61.68 feet; thence S26°44'27"W 131.94 feet; thence S30°19'00"E 665.15 feet; thence S34°06'46"E 362.64 feet; thence S74°48'08"E 366.34 feet; thence S20°28'15"W 60.25 feet; thence S48°46'40"W 815.08 feet; thence N89°42'48"W 390.00 feet to the point of beginning, containing 20.05 acres, with bearings based on Survey No. 3372, as recorded in the office of the County Surveyor, and being subject to easements of record or apparent

Grantor represents that she has the unrestricted right to grant the easement herein set forth. The consideration of this grant is the loan secured by the mortgage first above-described. This grant includes the right to do all such things as may be necessary from time to time to preserve and maintain use and enjoyment of the right of way or facility described, including the repair or replacement thereof in whole or in part.

This easement is granted to Grantee as a mortgagee and shall remain in effect until the mortgage indebtedness is paid in full. In the event of foreclosure of the mortgage, mortgagee and any purchaser at the foreclosure sale shall have a continuing right to the use of said easement and the access or facility for which it is granted, and this grant shall then be perpetual subject only to Grantors' right to redeem from the foreclosure.

This grant shall run with the land and bind and benefit

the heirs, personal representatives, successors and assigns
of the parties.

Kyrgyzstan

On this day personally appeared before me PEGGY ANN O'NEILL, aka PEGGY A. O'NEILL, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

Wesley H. Swamy
Notary Public in and for the State
of Oregon, residing at Klamath Falls,
Oregon

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of _____
this 15th day of October A. D. 19 81 at 1:30 o'clock P.M., and
duly recorded in Vol. M81, of Deeds on Page 18114

EVELYN BIEHN, County Clerk

Fee \$8.00

Return to:
FEDERAL LAND BANK ASSOCIATION
OF KLAMATH FALLS
P.O. BOX 148
KLAMATH FALLS, OREGON 97601

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