

35906

Wayne C. Misco  
April 24, 1984MAJOR LAND PARTITION  
CREATION OF A PRIVATE ROAD

Vol. 1184 Page 6789

KNOW ALL MEN BY THESE PRESENTS, that WAYNE C. MISCO, in consideration of the approval by the Klamath County Planning Commission of a Statutory Major Partition of the hereinafter described real property, and in consideration of the benefits accruing to the above named by reason of said approved Major Partition, I, the undersigned, do hereby irrevocably create the following described non-exclusive private easement to be appurtenant to the respective partitioned parcels, with the rights and obligations hereinafter contained, to run with the title to said parcels. Said easement being 50.00 feet wide, lying 25.00 feet on each side of the following described centerline:

Beginning at the quarter-section corner at the center of Section 5, Township 39 South, Range 9 East of the Willamette Base and Meridian, Klamath County, Oregon, which corner is marked with an iron axle with gear attached and firmly set in the ground; thence North 142.60 feet and West 294.34 feet to a point on the Easterly right of way boundary of Riverside Drive and being the true point of beginning of this description; thence South 73° 12' 00" East 20.55 feet; thence along the arc of a 50.00 foot radius curve to the left 66.61 feet (long chord bears N.68° 38' 00" E. 61.80 feet); thence North 30° 28' 00" East 139.15 feet; thence along the arc of a 115.00 foot radius curve to the right 166.42 feet (long chord bears N.71° 55' 30" E. 152.28 feet); thence South 66° 37' 00" East 258.39 feet; thence along the arc of an 86.05 foot radius curve to the left 106.14 feet (long chord bears N.78° 02' 51" E. 99.54 feet); thence along the arc of a 50.00 foot radius curve to the ~~right~~ <sup>LEFT W.C.M.</sup> 63.77 feet (long chord bears N.3° 18' 36" E. 63.48 feet); thence North 36° 05' 00" West 405.00 feet, containing 1.39 acres, more or less.

This private road easement shall provide vehicular and public utility access to three (3) parcels of land. Said parcels being more particularly described as follows:

1984 APR 27 AM 10 35

6790

PARCEL 1

Beginning at the quarter-section corner at the center of Section 5, Township 39 South, Range 9 East of the Willamette Base and Meridian, Klamath County, Oregon, which corner is marked with an iron axle with gear attached and firmly set in the ground; thence North 685.67 feet and East 23.36 feet to an iron rod with metal cap (Surv. Kap) representing an angle point on the west boundary of land being partitioned and being the true point of beginning of this description; thence South 42° 13' 19" East 50.04 feet; thence South 71° 37' 46" East 86.02 feet; thence North 53° 54' 30" East 313.80 feet to an iron pin on the westerly right of way boundary of old U.S. Hwy No. 97; thence Northwesterly along said right of way boundary on the following three courses: North 41° 26' 39" West 62.59 feet to an iron pin; North 43° 17' 00" West 299.60 feet to an iron pin and along the arc of a 15°00' curve to the left a distance of 88.12 feet (long chord bears North 51° 07' 30" West 87.85 feet) to an iron pin; thence South 6° 56' 00" West 444.10 feet, more or less, to the true point of beginning, containing 2.31 acres, more or less.

PARCEL 2

Beginning at the center quarter corner of Section 5, Township 39 South, Range 9 East of the Willamette Base and Meridian, Klamath County, Oregon, which corner is marked with an iron axle with gear attached and firmly set in the ground; thence North 685.67 feet and East 23.36 feet to an iron rod with metal cap (Surv. Kap) representing an angle point on the west boundary of this land being partitioned; thence South 42° 13' 19" East 50.04 feet; to an iron pin; thence South 71° 37' 46" East 86.02 feet to an iron pin, being the true point of beginning of this description; thence South 36° 05' 30" East 145.00 feet to an iron pin; thence North 53° 54' 30" East 318.65 feet to an iron pin on the easterly right of way boundary of old U.S. Hwy No. 97; thence along said boundary on the arc of a 4 degree curve to the left 145.14 feet (long chord bears North 38° 00' 35" West 145.08 feet) to an iron pin; thence South 53° 54' 30" West 313.80 feet to the true point of beginning, containing 1.05 acres, more or less.

ck  
16.00

PARCEL 3

6791

Beginning at the center quarter corner of Section 5, Township 39 South, Range 9 East of the Willamette Base and Meridian, Klamath County, Oregon, which corner is marked with an iron axle with gear attached and firmly set in the ground; thence South 89° 30' 00" East along the centerline of said Section 5 a distance of 510.60 feet to an iron pin; thence North 28° 14' 00" West 300.00 feet to an iron pin at the northwest corner of that tract of land recorded in M.78-5572 Deed Records of Klamath County, Oregon; thence following along the north boundary of said tract of land, South 89° 30' 00" East 350.00 feet to an iron pin on the westerly right of way boundary of old U.S. Highway No. 97; thence along said boundary North 27° 21' 00" West 322.06 feet to an iron pin; thence continuing along said boundary on the arc of a 4 degree curve to the left 173.91 feet (long chord bears North 30° 52' 06" West 173.80 feet) to an iron pin; thence South 53° 54' 30" West 318.65 feet to an iron pin; thence North 36° 05' 30" West 145.00 feet to an iron pin; thence North 71° 37' 46" West 86.02 feet to an iron pin; thence North 42° 13' 19" West 50.04 feet to an iron pin with cap (Surv. Kap) on the westerly boundary of subject land being partitioned; thence along said boundary South 40° 13' 00" West 494.75 feet to the easterly right of way boundary of Riverside Drive; thence following said right of way boundary along a curve, the long chord bearings and distances of which are as follows: South 20° 01' 30" East 27.31 feet, South 8° 46' 00" East 38.06 feet, South 0° 29' 00" West 38.06 feet and South 16° 48' 00" West 133.53 feet; thence South 19° 42' 00" West 70.56 feet to an iron pin at the intersection of Riverside Drive with the centerline of aforesaid Section 5; thence South 89° 30' 00" East along the centerline of Section 5, 340.24 feet, more or less, to the point of beginning, containing 10.92 acres, more or less.

The above description contains all the Private Road easement heretofore described.

STATE OF OREGON,

County of Klamath

ss. *Wayne C. Misco*  
Wayne C. Misco

BE IT REMEMBERED, That on this 26 day of April, 1984, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Wayne C. Misco

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.

*Wayne C. Misco*  
Notary Public for Oregon.  
My Commission expires 8-5-87

84 APR 25 AM 10 35

(...noting that ...)

6732

1978

Township 39 South

Statement of the center director, which

STATE OF OREGON: COUNTY OF KLAMATH:ss  
I hereby certify that the within instrument was received and filed for  
record on the 25th day of April A.D., 19 84 at 10:35 o'clock A M,  
and duly recorded in Vol M84, of Deeds on page 6789

Fee: \$ 16.00

on page 6789.  
EVELYN BIEHN, COUNTY CLERK  
by: Ann Smith, Deputy

84 APR 25 11 10 35

The above description contains all the Private Road easement heretofore  
more or less.

Section 5, thence South 89° 30' 00" East along the centerline of Section 5,  
340.24 feet, more or less, to the point of beginning, containing 10.92 acres,  
plus at the intersection of Riverside Drive with the centerline of aforesaid  
Section 5, thence South 19° 42' 00" West 70.56 feet to an iron  
pinning and distance of which are as follows: South 30° 01' 30" East 27.31 feet,  
more or less; thence following said right of way boundary along a curve, the long chord  
100' 13' 00", east 100' 13' 00" feet to the easterly right of way boundary of Riverside  
boundary of subject land being partitioned; thence along said boundary South  
100' 13' 10" East 92.06 feet to an iron pin with cap (Survey Kap) on the westerly  
iron pin, thence North 70° 37' 48" West 86.02 feet to an iron pin; thence North  
West 31° 45' East to an iron pin; thence North 30° 05' 30" West 145.00 feet to an  
iron pin; thence North 30° 05' 30" West 173.66 feet to an iron pin; thence South 54° 30"  
East boundary of the one of a 4 degree curve to the left 172.91 feet (long chord  
boundary North 30° 05' 30" West 322.06 feet to an iron pin; thence continuing along  
boundary right of way boundary of old U.S. Highway No. 27; thence along said

### • Bedingungen

Wm. H. ... ..

73-2-12