

Description continued:

Southerly extension of Broadmore Street; thence, Northerly along said Broadmore Street extension, North 00 degrees 09' 48" East 20.14 feet, along the arc of a curve to the left (central angle = 16 degrees 49' 31" and radius = 330.00 feet) 96.91 feet, along the arc of a curve to the right (central angle = 16 degrees 49' 31" and radius = 270.00 feet) 79.29 feet, and North 00 degrees 09' 48" East 366.25 feet to the point of beginning, with bearings being based on the recorded map of survey of said Major Land Partition.

subject to:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessments, of Klamath Irrigation District.
4. Right of Way of the Great Northern Railway Co., a Corporation, as acquired by Deed from Western Cities Company, a Corporation, recorded November 24, 1939 in Book 125 at page 487; and by an instrument executed by the County of Klamath, recorded March 5, 1940 in Book 127, page 431, Deed Records of Klamath County, Oregon.
5. Easement, including the terms and provisions thereof, for ditches, canals and pipe lines, as reserved in a deed from Western Cities Company to H. M. Mallory, et al, dated August 16, 1948, recorded September 15, 1948, in Book 225 at page 91, Deed Records of Klamath County, Oregon, for ditches, canals and pipe line over, under or across for purpose of diverting and delivering water for irrigation and domestic use to adjoining property.

This Report is preliminary to the issuance of a policy of title insurance and shall become null and void unless a policy is insured and the full premium therefore paid.

6. Easement, including the terms and provisions thereof, for sewer along the North boundary of premises conveyed to South Suburban Sanitary District, recorded August 18, 1958 in Book 302 at page 279, Deed Records.
7. Easement Agreement, including the terms and provisions thereof, dated September 10, 1973, recorded September 11, 1973 in Book M73, page 12228, Microfilm Records, between Dean O. Miller and Naomi B. Miller, husband and wife, and First Federal Savings and Loan Association of Klamath Falls, a Federal Corporation, and dated September 25, 1973, recorded September 28, 1973 in Book M73, page 13197, Microfilm Records, between Dean O. Miller and Naomi B. Miller, husband and wife and Bearcat Inc., an Oregon Corporation for ingress and egress.
8. Easement, including the terms and provisions thereof, dated December 11, 1974 and recorded December 23, 1974 in Volume M74, page 16152, Microfilm Records of Klamath County, Oregon, wherein Dean O. Miller et ux is grantor and Oregon Water Corporation is grantee. (Actual easement granted is North of the above described property, however, said easement was also "Together with the right of ingress and egress upon and across the adjacent real property of the grantors, using present and future roads thereon to the extent available, and with the right to clear and keep clear each and every part of said easement, all for the purpose of exercising in any and all respects the rights hereby granted.")

6988

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 24th day
of April A.D., 19 87 at 2:22 o'clock P M., and duly recorded in Vol. 387,
of Deeds on Page 6986.

Evelyn Biehn,
By Sam Smith County Clerk

FEE \$18.00