

BARGAIN AND SALE DEED

PACIFICORP, an Oregon corporation, doing business as PACIFIC POWER & LIGHT COMPANY, (Grantor), hereby bargains, sells and conveys to GARY L. REED and BARBARA L. REED, husband and wife, (Grantee), the following described real property situate in Klamath County, Oregon:

Township 39 South, Range 7 East, W.M.  
Section 33: SE&NW\*

EXCEPTING AND RESERVING unto Sellers and its successors and assigns, an easement 264 feet in width for two existing transmission lines situate parallel to and 100.00 feet distant from each transmission line's centerline, across the above described real property. The northern boundary of said easement is parallel to and a distance of 87.00 feet north of the centerline of the northerly transmission line and the southerly boundary of said easement is parallel to and a distance of 87.00 feet south of the centerline of the southerly transmission line.

The easements reserved by Sellers include and are subject to the following:

Said right of way easements shall include the right to construct, operate and maintain electric transmission facilities thereon; the right to install and maintain guys and anchors outside said right of way; the right to clear said easements and keep the same clear of brush, trees, timber and structures; the present and future right to clear and cut away all trees outside of said easements which might endanger Seller's transmission lines; the right to construct, reconstruct, operate, maintain, replace, enlarge, repair and remove any of said facilities; and the right of ingress and egress over adjacent lands of Purchasers for all said purposes.

At no time shall any flammable material, or any building of any kind be placed or erected within the boundaries of said easements, nor shall any equipment or material of any kind that exceeds 15 feet in height be placed or used thereon by Purchasers or Purchaser's successors or assigns.

SUBJECT TO all easements, rights of way, restrictions, reservations and other encumbrances of record.

Return: Gary L. Reed  
22010 Hwy 66  
Keno, Or. 97627

91 MAY 20 AM 9 32

33.00

The true and actual consideration for this transfer is \$8,000.00.

Until a change is requested, all tax statements are to be sent to the following address:

Mr. and Mrs. Gary L. Reed  
Ashland Star Route  
Keno, Oregon 97627

This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate City or County Planning Department to verify approved uses.

DATED this 1ST day of MAY, 1991.

PACIFICORP, doing business as  
PACIFIC POWER & LIGHT COMPANY,  
an Oregon corporation

By Paul G. Lorenz  
Vice President

Attest: [Signature]  
Assistant Secretary

STATE OF OREGON )  
 ) ss.

County of Multnomah

The foregoing instrument was acknowledged before me this 1ST day of MAY, 1991, by PAUL G. LORENZ Vice President of PACIFICORP, now doing business as PACIFIC POWER & LIGHT COMPANY, an Oregon corporation, on behalf of the corporation.

[Signature]  
Notary Public for Oregon

My commission expires: 27 Aug 1992

PD-11-OR-247

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Gary L. Reed the 20th day of May, 19 91 at 9:32 o'clock A.M., and duly recorded in Vol. M91 of Deeds on Page 9435.

FEE \$33.00

Evelyn Biehn - County Clerk

By [Signature]