

K-43835

Vol. 1192 Page 60719

42553

KNOW ALL MEN BY THESE PRESENTS, That I, MARGARET MARY GRAEBENER, formerly MARGARET MARY AHERN

have made, constituted and appointed and by these presents do make, constitute and appoint KATHERINE B. HOLL

my true and lawful attorney, for me and in my name, place and stead and for my use and benefit, to bargain, contract for, subdivide, partition, lease, grant options for, execute, acknowledge, and deliver any conveyance, deed, indentures, agreement, or other instrument in writing or whatever kind or nature pertaining to the real property described in Exhibit "A" attached hereto and thereby made a part hereof. Included in the foregoing, without limiting the generality of it, is the power to act without my joinder in any instrument and/or document, implementary of, or ancillary to the above and that certain Trust dated May 21, 1973, as amended, between Jerry Ahern and Madge Ahern, Trustor, and Katherine B. Holl and Margaret Mary Ahern aka Margaret Mary Graebener, as Trustee.

giving and granting unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done, as fully, to all intents and purposes, as I might or could do if personally present, hereby ratifying and confirming all that my said attorney shall lawfully do or cause to be done, by virtue hereof.

In construing this instrument and where the context so requires, the singular includes the plural.
Dated March 17, 1972

Margaret Mary Graebener
Margaret Mary Graebener, formerly
Margaret Mary Ahern

STATE OF OREGON County of Multnomah ss.
Personally appeared the above named Margaret Mary Graebener
and acknowledged the foregoing instrument to be a voluntary act and deed.

Before me: Larry Minner-Tisbee
Notary Public for Oregon My commission expires 4/19/73

(OFFICIAL SEAL)

POWER OF ATTORNEY
(FORM No. 15)

Margaret Mary Graebener (formerly
Margaret Mary Ahern)

TO

Katherine B. Holl

AFTER RECORDING RETURN TO

Giacomini & Knieps
706 Main Street
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____, on page _____ or as fee/tile/instrument/microfilm/reception No. _____
Record of _____ of said County.

Witness my hand and seal of County affixed.

NAME _____ TITLE _____
By _____ Deputy

REAL PROPERTY

The following real property situate in Klamath County, Oregon,
to-wit:

PARCEL 1: Lots 1 and 2 and those portions of NE $\frac{1}{4}$ SW $\frac{1}{4}$, N $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ and of South 11.15 chains of Lot 3 and of SE $\frac{1}{4}$ NW $\frac{1}{4}$ lying west of State Highway all in Section 2, Township 41 S. R. 10 E.W.M., excepting from said Lot 1 the portions of what were formerly Tracts 30 and 45 of Merrill Tracts lying herein, subject to contract and/or lien for irrigation and/or drainage and to easements and rights of way of record and those apparent on the land, and to release of riparian rights, it being the intention of grantors to convey to grantee all land described in deed from Scoggins to McNeill, recorded in Book 81, page 539 Deed Records for said County.

PARCEL 2: The South 680 feet of Lot 1 and of Southeast quarter of southwest quarter and of that portion of Southwest quarter of Southeast quarter lying West of the State Highway, in Section 2, Township 41 S., R. 10 E.W.M., excepting that portion of said Lot 1 heretofore conveyed to said grantees.

Said property is also described as Vacated Tracts 30, 31, 32, 33, 41, 42, 43, 44, and 45 of the Merrill Tract, as shown on the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and also the portions of Vacated Tracts 34, 35 and 40 of said Merrill Tract lying westerly of the State Highway, and also the vacated portion of the road lying northerly of said vacated tracts and appurtenant thereto.

EXHIBIT "A" TO POWER OF ATTORNEY

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 23rd day
of March A.D. 19 92 at 3:54 o'clock P. M., and duly recorded in Vol. M92,
of Deeds on Page 6071.

Evelyn Biehn
By Pauline M. Mullen County Clerk

FEE \$15.00