

RIGHT OF WAY EASEMENT

LEONARD C. MAXWELL and JOYCE M. MAXWELL, husband and wife, for good and valuable consideration, receipt and sufficiency of which are hereby acknowledged, hereby grant(s), convey(s) and warrant(s) to THE WASHINGTON WATER POWER COMPANY, Doing Business As WP NATURAL GAS, a Washington corporation, its successors and assigns, an easement for the exclusive right to construct, reconstruct and maintain a gas pipeline and all necessary valves and appurtenances over, across, under and through the following described property in Klamath County, State of Oregon, to-wit:

The North 10 feet of the West 280 feet of the North half of North half of South half of Southeast quarter of Southeast quarter of Section twelve (12) in Township thirty-nine (39) South of Range nine (9) East of the Willamette Meridian; and as illustrated on the attached Exhibit "A".

Together with the right to inspect said line, and to remove brush and trees that may interfere with the construction, maintenance and operation of the same. Buildings and dwellings within 10 feet of pipeline are prohibited. Grantor reserves the right to the use and enjoyment of said property except for the purposes herein granted, but such use shall not conflict or interfere with Grantee's surface or subsurface rights hereunder or disturb its lines or appurtenances. No road, reservoir or other structure or excavation shall be constructed or maintained on, over, or along said right-of-way without Grantee's prior written consent.

Executed and entered into this 5th day of May, 1992.

Leonard C. Maxwell
Joyce M. Maxwell

10695

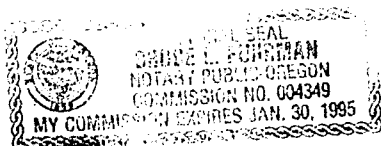
STATE OF Oregon)
County of Klamath) ss.

On this 5th day of May, 1992,
personally appeared LEONARD C. and JOYCE M. MAXWELL, known to me to be the
persons whose names subscribed to the within instrument, and acknowledged to me
that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial
Seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

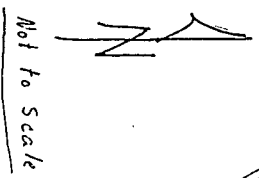
Bruce L. Fushman
NOTARY PUBLIC for the State of Oregon
Residing at 5324 No 9th St
My Commission expires: Jan 30 1995



AFTER RECORDING RETURN TO:
Real Estate Department
The Washington Water Power Company
P. O. Box 3727
Spokane, Washington 99220

wpc/133A

W.D.N.G.
MAP# 124
TAX CODE 43.



Not to Scale

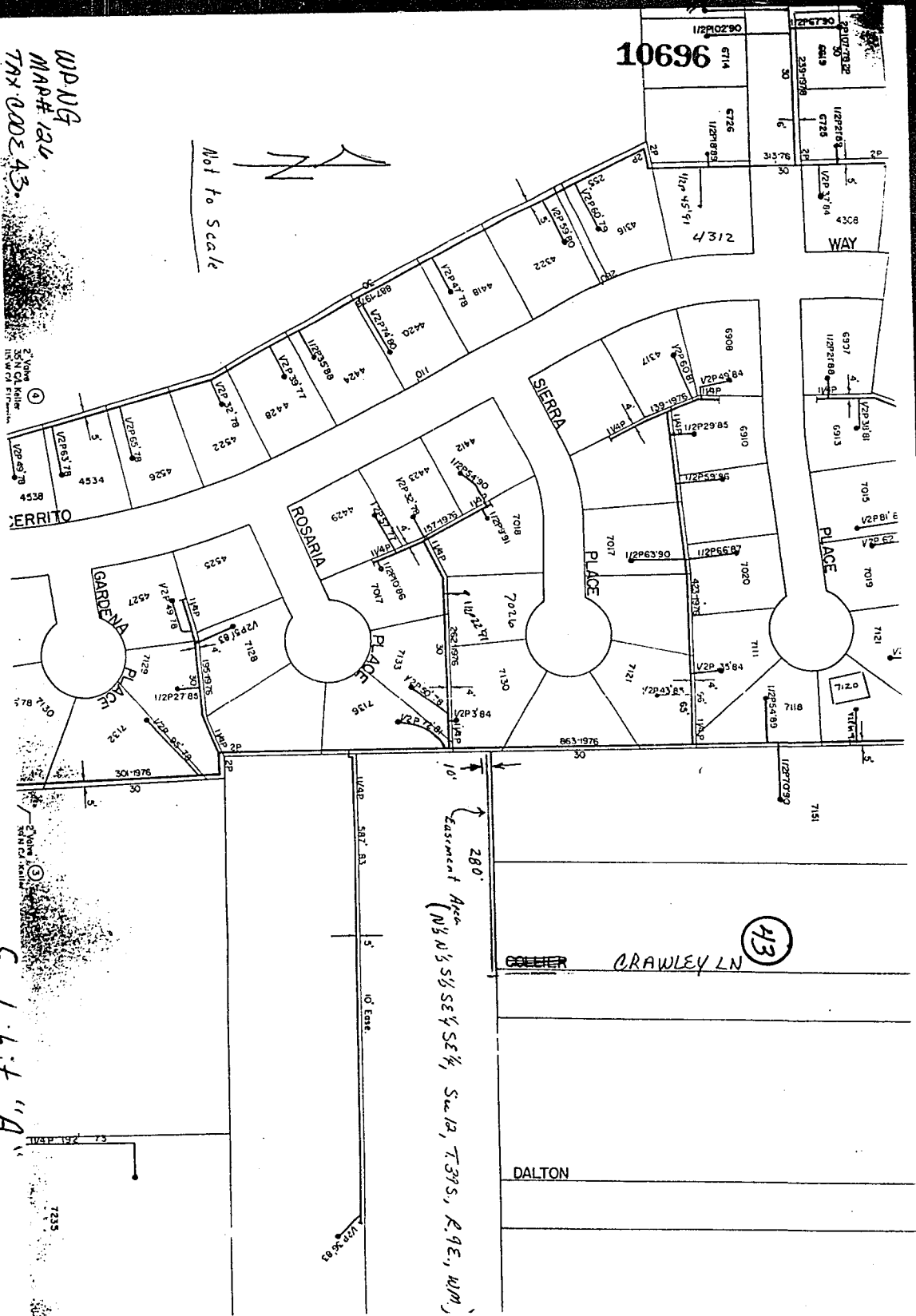


Exhibit "A"

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request of Washing Water Power the 15th day of May A.D., 19 92 at 4:04 o'clock P M., and duly recorded in Vol. M92 of Deeds on Page 10694.

Evelyn Biehn County Clerk
By Daniel J. Biehn

FEE \$20.00