

Return to:
Pacific Power
PO Box 728

Klamath Falls, OR 97601-0321

34368

Vol. 1997 Page 7552

ER No. 41360-614
WO No. 01141491

97 MAR 14 AM 47

RIGHT-OF-WAY EASEMENT
(Corporate)

For value received, W C Ranch Inc.
a n Oregon corporation, hereinafter referred to as Grantor, does hereby grant to Pacific Corp, a corporation doing business as Pacific Power & Light Company, its successors and assigns, the Grantee, an easement or right-of-way twenty (20) feet in width for an electric transmission and distribution line of one or more wires and all necessary or desirable appurtenances (including telephone and telegraph wires, towers, poles, props, guys, anchors and other supports and the right to place all or any part of such line underground, and the right to place such guys and anchors outside of said right-of-way), the centerline of which is at or near the location and along the general course now located and staked out by the Grantee over, across and upon the following described real property in Klamath County, State of Oregon, to wit:

That portion of land situated in The South Half (S 1/2) of The Southwest Quarter (SW 1/4) of Section 22, Township 40 South, Range 10 East, of the Willamette Meridian.

The location and course of said right-of-way is approximately as shown on the attached "Exhibit A" which by this reference is made a part hereof.

Including the right to clear said right-of-way and keep the same clear of brush, trees, timber and structures, and the right to top, trim, clear or cut away all trees outside of said right-of-way which might endanger such line.

Together with the right of ingress and egress over the adjacent lands of the Grantor for the purpose of constructing, reconstructing, stringing new wires on, maintaining and removing such line and appurtenances, and exercising other rights hereby granted.

At no time shall any building nor anything flammable be erected, permitted or placed within the boundaries of said right-of-way, nor shall any material or equipment of any kind or nature which exceeds fifteen (15) feet in height be used thereon by Grantor, or by Grantor's successors or assigns.

Grantor reserves the right to use said right-of-way for roads, agricultural crops or other purposes not inconsistent with the easement granted hereby, but in using or operating any irrigation pipes, motorized vehicles or other equipment, or in any other such use of said right-of-way, Grantor (including its successors or assigns) shall conform strictly to the provisions of any then applicable safety code or regulations pertaining to required clearances from the wires or conductors of such line.

All rights hereunder shall cease if and when such line shall have been abandoned.

Dated this 4th day of Dec. 1996

By: Michael B. Wray (Title)

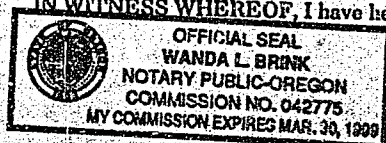
Attest: Sec. (Title)

STATE OF Oregon

County of Klamath ss.

On this 4th day of December, 1996, before me personally appeared Michael B. Wray, to me personally known to be the President of the corporation that executed the within and foregoing instrument; who, duly sworn, on oath did say: that he is the President of the corporation that executed the within foregoing instrument; that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and he acknowledged said instrument to be the free act and deed of said corporation for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year above written.

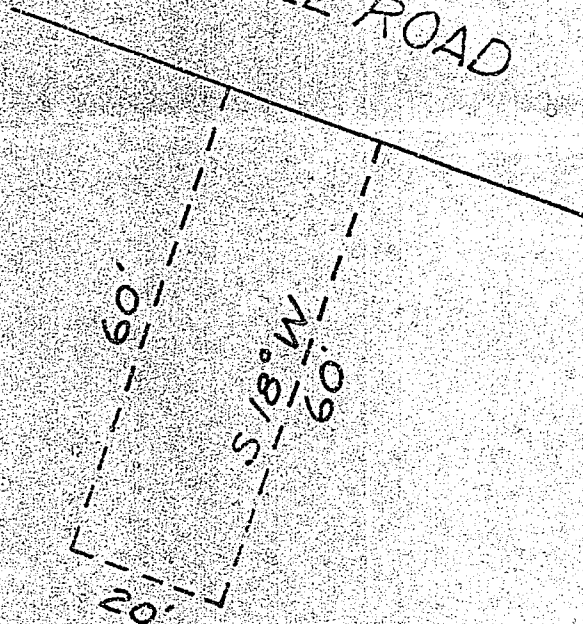


Wanda L. Brink
Notary Public for State of Oregon
Residing at Klamath Falls
My commission expires: March 30, 1999

7553

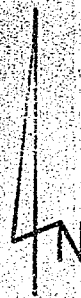
"Exhibit A"
11/25/96

HILL ROAD



S 1/2 SW 1/4
SECTION 22
T. 40S. R. 10E. W.M.

DISTRICT <u>KLAMATH FALLS</u>	
NAME <u>WC RANCH</u>	
CIRCUIT NUMBER <u>5127</u>	
MAP NO <u>136D-89-5</u>	R.C. <u>41360</u>
DRAWN <u>11/25</u> 19 <u>96</u>	W.O. <u>01141491</u>



PACIFIC POWER
E R SKETCH

SCALE 1" = 20"

FORM 270S - 4/90

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Pacific Power the 14th day
of March A.D. 19 97 at 11:47 o'clock A.M. and duly recorded in Vol. M97
of Deeds on Page 7552

FEE \$15.00

Bernetha G. Letsch, County Clerk
by Kathleen Rood