

34387

Vol. 117 Page 7539

97 MAR 14 P3:27

assessments 37.00 collected  
admission 155.00  
Recording 140.00  
PGID letter

\$ 127.05  
paid  
11/76

### AGREEMENT RELEASE OF WATER RIGHTS

This agreement is by and between KLAMATH BASIN IMPROVEMENT DISTRICT, referred to herein as KBID and Carolyn C. Larson 10101 Wildwood Ln. O Klamath Falls, OR referred to herein as Owner.

#### WHEREAS:

Owner owns land more particularly described in Exhibit "A" attached hereto, in Klamath County, Oregon, referred to as Klamath County Tax Lot: 3910-0800-00101

(1.38 acres)

Owner or Owner's predecessors in interest agreed to be included within the KBID for the purposes of receiving services, including delivery of water pursuant to the contracts that KBID has with the United States of America by and through the Bureau of Reclamation, Klamath Irrigation District and other districts located within the Klamath Project. KBID is obligated by contract to the following district or districts, hereinafter referred to as Delivery Districts, regarding water delivery to Owner's land:

Pine Grove Irrigation District

Owner no longer desires to receive water deliveries and pay the costs thereof.

#### IT IS THEREFORE AGREED:

#### CONDITIONS

This agreement is conditioned upon Delivery Districts forgiving payments owed by KBID associated with such real property by reason of contractual obligation between KBID and Delivery Districts. It is agreed that KBID will cooperate with Owner as Owner makes such requests upon Delivery Districts.

This agreement is further conditioned upon all mortgage and lienholders consenting and agreeing with this agreement, and such mortgage and lienholders subordinating their interest to KBID herein.

This agreement is further conditioned upon all construction charges owed to the United States, acting by and through the Bureau of Reclamation have been paid in full.

A further condition of this agreement is approval of this agreement, and approval of resolution exempting the subject real property from assessments, by the Board of Directors of KBID.

#### KBID agrees as follows:

1. Upon proper execution of this agreement by all parties, including Delivery Districts, Mortgage and lienholders, and Owner, and upon conditions to this agreement being met, KBID releases Owner from KBID assessments, lien, collection and foreclosure rights KBID has under Oregon law.

#### OWNER agrees and represents as follows:



1. Owner are the sole owners and holders of the fee simple title to the subject real property, and have good right and title to enter into this agreement.
  2. Owner hereby relinquishes, waives and releases all rights of membership and by virtue of being included in the boundaries of KBID, including waiving the right to vote, and receive irrigation water.
  3. Owner understands that by entering into this agreement and Owner's failure to apply irrigation water by virtue of rights under KBID and the Klamath Project, Bureau of Reclamation, that Owner may be waiving and forfeiting water rights, including claims to water rights under the laws of the State of Oregon. Owner assigns, transfers and quitclaims to KBID all water rights, if any, appurtenant to the subject real property. Owner irrevocably appoints the Chairman of the Directors of KBID as attorney in fact for the purposes of transferring water rights and for exclusion of lands from KBID.
  4. Owner hereby releases KBID, Delivery Districts, and the United States from any and all claims of liability for any damages or injuries to person or property which may have occurred or is presently occurring in connection with the ownership, operation or maintenance of the Klamath Project and district operations and assessments.
  5. KBID makes no representations about the possibility of allowing the real property to be included in KBID water deliveries in the future. Owner understands and agrees that should Owner request inclusion into KBID in the future and such inclusion can be allowed, then Owner shall be required to pay all assessments that have been exempted herein, plus interest which would have been chargeable for nonpayment of such assessments if they had not been exempted herein, plus other conditions or assessments as then determined by the Board of Directors of KBID.
  6. The restrictions, grants and agreements contained herein shall run with subject real property and shall bind all future owners thereof in perpetuity.
- OWNER and KBID agree as follows:

1. This agreement is binding upon the heirs, successors and assigns of the respective parties.

This agreement is executed the 29 day of November, 1996.

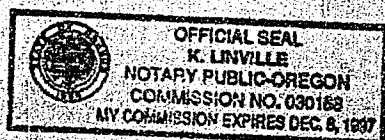
OWNER: Carolyn C. Larson

STATE OF OREGON

County of Klamath

ss.

The foregoing instrument was acknowledged before me this 29 day of November, 1996, by Carolyn C. Larson



L. Duville

Notary Public for Oregon

My Commission expires: 12-8-97



KLAMATH BASIN IMPROVEMENT DISTRICT, by:

Warren W. HangerCandy E. Cherry

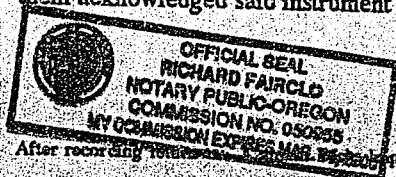
STATE OF OREGON

| ss.

County of Klamath

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On this 13<sup>th</sup> day of March, 1997, personally appeared Warren W. Hanger and Candy E. Cherry, who, being duly sworn, each for himself and not one for the other, did say that the former is the President and that latter is the secretary of Klamath Basin Improvement District and that said instrument was signed and sealed in behalf of said district by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. Before me:



[Signature]  
Notary Public for Oregon  
My Commission expires:

After recording return to: Klamath Basin Improvement District 6640 KID Lane, Klamath Falls, Oregon, 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss

Filed for record at request of \_\_\_\_\_ the \_\_\_\_\_ day  
of \_\_\_\_\_ A.D., 199\_\_\_\_ o'clock \_\_\_\_\_ M., and duly recorded in Vol. \_\_\_\_\_  
of \_\_\_\_\_ on Page \_\_\_\_\_

FEE \$ \_\_\_\_\_

County Clerk

By \_\_\_\_\_



## SUBORDINATION AGREEMENT

The undersigned owner or holder of a trust deed, mortgage, contract of sale or other lien upon the lands described in the foregoing agreement, in consideration of the exemption of said lands from future assessments of KBID, do hereby subordinate such interest and liens to the terms and conditions of the Agreement to which this is attached and agree they shall be bound by the same.

Gerald V. Brown

Gerald V. Brown President

George L. Hall

George L. Hall Senior Vice President/Secretary

STATE OF OREGON

] ss.

County of Klamath

On this 29th day of November, 1996, personally appeared Gerald V. Brown and George L. Hall, who, being duly sworn, each for himself and not one for the other, did say that the former is the President and that latter is the secretary of Klamath First Federal S & L and that said instrument was signed and sealed in behalf of said district by authority of its board of directors, and each of them acknowledged said instrument to be its voluntary act and deed. Before me:

Diana Saltenberger  
Notary Public for Oregon

My Commission expires: 12-4-99





## EXHIBIT "A"

A piece or parcel of land situate in the NW $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 8, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and being more particularly described as follows:

Beginning at an iron pin on the North boundary of Section 8, Township 39 South, Range 10 East of the Willamette Meridian, from which the North quarter-section corner of said Section 8 bears South 89° 45' 14" West 953.75 feet distant; thence South 0° 13' 00" East 185.00 feet to an iron pin; thence North 89° 45' 14" East 348.05 feet to an iron pin; thence South 0° 13' 00" East 372.07 feet to an iron pin; thence East 30.00 feet to an iron pin on the Easterly boundary of the NW $\frac{1}{4}$ NE $\frac{1}{4}$  of said Section 8 and the Westerly boundary of First Addition to Pine Grove Ponderosa Subdivision as recorded in the records of Klamath County and staked upon the ground; thence North 0° 13' 00" West along the Easterly boundary of said NW $\frac{1}{4}$ NE $\frac{1}{4}$  557.20 feet to an iron pin at the Northeast corner of said NW $\frac{1}{4}$ NE $\frac{1}{4}$  and the North boundary of said Section 8; thence South 89° 45' 14" West, along the North boundary of said Section 8, 378.05 feet, more or less, to the point of beginning.



PINE GROVE IRRIGATION DISTRICT  
4806 HWY 39  
KLAMATH FALLS, OR. 97603

Klamath Basin Improvement District  
% Cindy  
6640 K.I. D. Lane  
Klamath Falls, Or. 97603

Dear Cindy,

I have spoken to Carolyn Larson and she has paid the required \$50.00 to Pine Grove Irrigation District for the exclusion of the KBID parcel #3910-0800-00101. This is a parcel of KBID land served by Pine Grove Irrigation District.

Respectfully,



Don Russell, P.G.I.D. Manager

DR/mr

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath Irrigation District the 14th day  
of March A.D. 19 97 at 3:27 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 7589

FEE \$35.00  
Return: Klamath Irrigation District  
6640 KID Lane  
Klamath Falls, Or. 97601 by Bernetha G. Letsch, County Clerk  
Kathleen Row