

43844

PLACE RECORDING STAMP/SEAL
IN SPACE PROVIDED AT RIGHT.Vol. 1197 Page 27259

Return to Grantee at:
US WEST Communications
Field Engineering, Rm 11
11418 NE Fourth Plain
Vancouver, WA 98662

* Does NOT convey real estate
fee title (CRS 205.234, d, e)

EASEMENT *

DOCUMENT REFERENCE NUMBER: 9714953 ORGRANTOR NAME(S): GARY C. WALTERS

Additional names on page _____ of document

GRANTEE:

US WEST COMMUNICATIONS
8021 SW CAPITOL HILL ROAD
PORTLAND, OR 97219

ABBREVIATED LEGAL DESCRIPTION:
(lot, block, plat name, section, township, range)

SEC 28, T 38 S, R 9 E, W. M.Complete legal description is on page 2 & 3

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER(S):

N/A
(State of Washington Requirement)Page 1 of 3 pages

97 JUL 20 A9:57

20-46

EASEMENT

Job # 2058-0585 32R449

R/W Reference 9714953 OR

This Undersigned Grantor(s) for and in consideration of FIVE HUNDRED and NO/100

27260

Dollars (\$ 500.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, do hereby grant and convey to U S WEST Communications, Inc., a Colorado Corporation, (Grantee) whose address is 8021 SW Capitol Hill Rd., Portland, OR 97219, its successors, assigns, lessees, licensees and agents, a perpetual easement to construct, reconstruct, operate, maintain and remove such telecommunications facilities as Grantee may require upon, over, under and across the following described land which the Grantor owns or in which the Grantor has any interest, to wit:

Section 28, Township 38 South, Range 9 East, Willamette Meridian
(3809-28DC-9800)

Easement area being apart of LOT 1, BLOCK 12 and LOT 2, BLOCK 12, EXCEPTING THEREFROM the Easterly 100 feet thereof, Dixon Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon.

Being further described and shown on EXHIBIT "A" attached hereto and by this reference made apart hereof.

situated in County of Klamath State of Oregon

Grantee shall have the right of ingress and egress over and across the Land of the Grantor to and from the above-described property and the right to clear and keep cleared all trees and other obstructions. Grantee shall be responsible for all damage caused to Grantor arising from Grantee's exercise of the rights and privileges herein granted.

The Grantor reserves the right to occupy, use and cultivate said Easement for all purposes not inconsistent with, nor interfering with the rights herein granted.

The rights, conditions and provisions of this easement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto.

Any claim, controversy or dispute arising out of this Agreement shall be settled by arbitration in accordance with the applicable rules of the American Arbitration Association, and judgment upon the award rendered by the arbitrator may be entered in any court having jurisdiction thereof. The arbitration shall be conducted in the county where the property is located.

In witness whereof the undersigned has executed this instrument this 13th day of May, 1997

Witness:

By

Gary C. Walters

(Individual Acknowledgement)

State of Oregon

County of Klamath

ss

On this day personally appeared before me

Gary C. Walters

(Corporate Acknowledgement)

State of

County of

ss

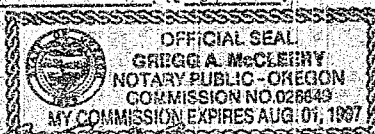
On this day personally appeared before me

known to me to be the individual who executed the foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes herein mentioned.

who did say he/she is the

of the corporation that executed the foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and an oath stated that was/were authorized to execute said instrument on behalf of the corporation. Given under my hand and official seal this day of 19

Given under my hand and official seal this 13th day of May, 1997



Notary Public in and for the State of Oregon residing at Medford

Notary Public in and for the State of residing at

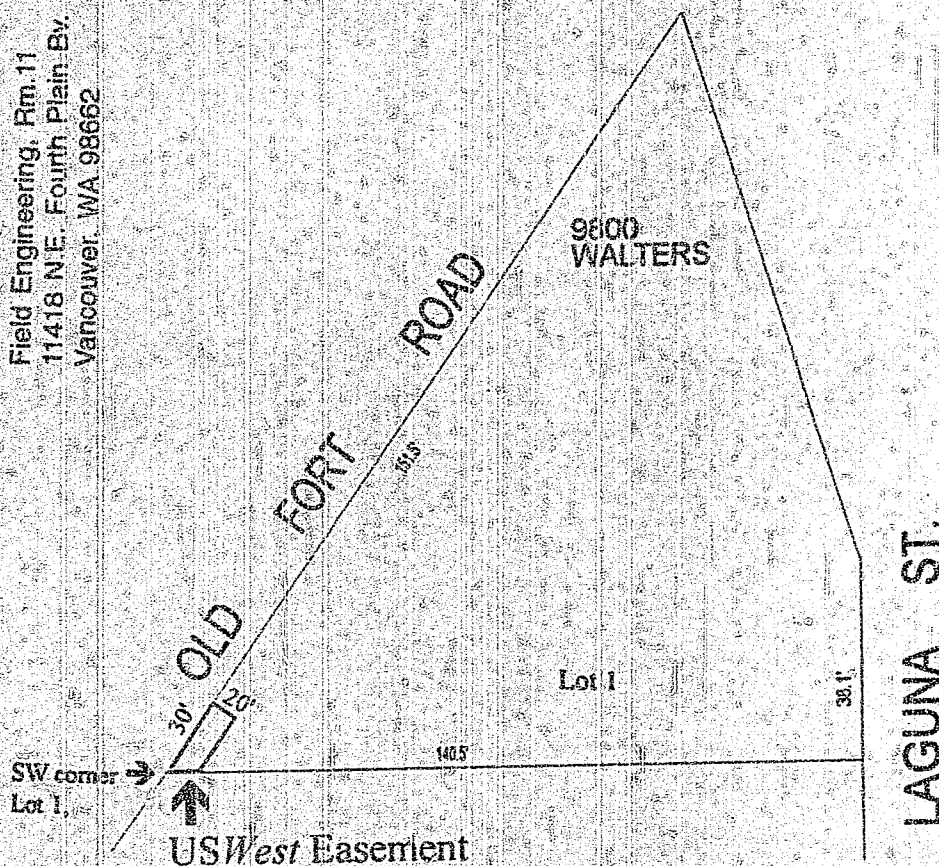
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Accepted by [Signature] Manager Right-of-Way Operations

EXHIBIT "A"

An area of land located in the southwest corner of Lots 1, Block 12, Dixon Addition, City of Klamath Falls, Klamath County, Oregon, described as beginning at the southwest corner of Lot 1, run northerly along the western boundary of said Lot 1, 30 feet; thence run southeasterly, remaining perpendicular with the said western boundary, 20 feet; thence run southerly, remaining parallel with the before said western boundary, to the southern boundary of said Lot 1; thence run west along said southern boundary to the said southwest corner of Lot 1.

Field Engineering, Rm. 11
11418 N.E. Fourth Plain Bv.
Vancouver, WA 98662



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

97149530R

PLAT OF US West EASEMENT

Job #32R5419

Old Fort Rd. & Laguna St., Klamath Falls

Sec. 28, T. 38 S., R. 9 E., W.M.

Tax Map 3809-28DC-Lot 9800

Klamath County, Oregon

Prepared for: W&H Pacific, Beaverton, Oregon

By: Gregg A. McCleary

May 12, 1997

U.S. West Communications

on this 20th day of August A.D. 1997
at 9:57 o'clock A M. and duly recorded
in Vol. M97 of Deeds Page 27259

Bernetha G. Leisch, County Clerk

By Kathleen Ross

Fee, \$20.00

Deputy.