

48971

Vol. 1997 Page 38316

Return to:
Pacific Power
PO Box 728
Klamath Falls, OR
97601-0321

97 NOV 21 P2:56

RC:41360 WO:01203815

UNDERGROUND DISTRIBUTION RIGHT OF WAY EASEMENT

For value received, Carolyn A. Ramirez (Grantor) hereby grants to PacificCorp, an Oregon corporation, its successors and assigns (Grantee), an easement for a right of way sixteen (16) feet in width for the construction, reconstruction, operations, maintenance, repair, replacement, enlargement, and removal of underground electric power distribution lines, communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: wires, fibers, cables and other conductors and conduits therefor; and pads, transformers, switches, vaults and cabinets; and the right to excavate and refill trenches therefor; along the general course now located by Grantee on, over or under the surface of the real property of Grantor in Klamath County, State of Oregon, more particularly described as follows ~~as more particularly~~ described on Exhibit(s) A attached hereto and by this reference made a part hereof:

Said property generally located in The Northeast Quarter (NE 1/4) of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, and more specifically described as Parcels 1 and 2 of Partition Plat #51-95, in the Official Records of Klamath County.

Assessor's Map No. 39 10 9

Together with the right of access to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefor) the future right to keep the right of way and adjacent lands clear of all brush, trees, timber, structures and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor erect or permit the erection of any buildings or structures of any kind or nature within the right of way without the prior written consent of Grantee, or light any fires, or place or store any flammable materials (other than agricultural crops), on or within the boundaries of the right of way. Subject to the foregoing limitations, the surface of the right of way may be used for roads, agricultural crops and other purposes not inconsistent with the purposes for which this easement has been granted.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns; and this easement shall terminate if and when Grantee shall have abandoned all use of the right of way and no longer has any future need therefor.

Signed this 7th day of Nov, 1997.

17021

38317

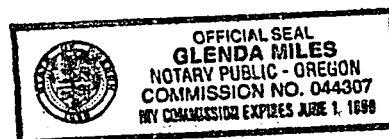
Carolyn A. Ramirez
Carolyn A. Ramirez

STATE OF OREGON)
County of Clatsop)
SS.

This instrument was acknowledged before me on Nov. 7th, 1997
by Carolyn A. Ramirez

Glenda Miles
Notary Public
My Commission Expires 6-1-99

ls.



Owner:
Dennis A. Ensor, L.S. W.R.E.

"EXHIBIT A"

38318

Owner: Ramirez, Carolyn A.

Work Order No. 41360-01203815

TRU SURVEYING, INC. LINE

TELEPHONE (541) 884-3691
2333 SUMMERS LANE • KLAMATH FALLS, OREGON 97603

OCTOBER 27, 1997

LEGAL DESCRIPTION FOR CAROLYN RAMIREZ

A 16 FOOT WIDE PUBLIC UTILITY EASEMENT, BEING IN PARCELS 1 AND 2 OF "LAND PARTITION 51-95", SITUATED IN THE N1/2 NE1/4 OF SECTION 9, T39S, R10EWM, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EASTERLY RIGHT OF WAY LINE OF PINE GROVE ROAD AND THE SOUTHERLY LINE OF A 30 FOOT WIDE NON-EXCLUSIVE ACCESS EASEMENT AS SHOWN ON SAID "LAND PARTITION 51-95", FROM WHICH THE NORTHWEST CORNER OF SAID "LAND PARTITION 51-95" BEARS N00°34'29"W 30.00 FEET; THENCE, ALONG THE SAID SOUTHERLY LINE, N89°51'20"E 930.78 FEET, ON THE ARC OF A CURVE TO THE RIGHT (RADIUS EQUALS 20.00 FEET AND CENTRAL ANGLE EQUALS 44°24'55") 15.50 FEET AND ON THE ARC OF A CURVE TO THE LEFT (RADIUS EQUALS 50.00 FEET AND CENTRAL ANGLE EQUALS 96°13'47") 83.98 FEET TO A POINT ON THE PARCEL LINE COMMON TO PARCELS 2 AND 3 OF SAID "LAND PARTITION 51-95"; THENCE S51°57'32"E, ALONG THE SAID COMMON LINE, 16.00 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT (RADIUS POINT BEARS N51°57'32"W 66.00 FEET AND CENTRAL ANGLE EQUALS 96°13'47") 110.85 FEET; THENCE, ON THE ARC OF A CURVE TO THE LEFT (RADIUS EQUALS 4.00 FEET AND CENTRAL ANGLE EQUALS 44°24'55") 3.10 FEET; THENCE S89°51'20"W 930.66 FEET TO A POINT ON THE SAID EASTERLY RIGHT OF WAY LINE OF PINE GROVE ROAD; THENCE N00°34'29"W 16.00 FEET TO THE POINT OF BEGINNING, CONTAINING 16,599 SQUARE FEET.

Dennis A. Ensor
DENNIS A. ENSOR O.L.S. 2442

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Dennis A. Ensor
OREGON
JULY 25, 1990
DENNIS A. ENSOR
2442

EXPIRES 12/31/97

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Pacific Power the 21st day
of November A.D., 19 97 at 2:56 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 38316.

FEE \$20.00

By Bernetha G. Leisch, County Clerk
Kathleen Ross