

AFTER RECORDING:

RETURN TO JOSEPH WATKINS
5219 SHASTA WAY
KLAMATH FALLS, OR 97603

Vol M99 Page 23507

1999 JUN 15 AM 11:31

MTC 48384-LW
LIMITED POWER OF ATTORNEY

A240-10
R240-04

(With Durable Provision)

NOTICE: THIS IS AN IMPORTANT DOCUMENT. BEFORE SIGNING THIS DOCUMENT, YOU SHOULD KNOW THESE IMPORTANT FACTS. THE PURPOSE OF THIS POWER OF ATTORNEY IS TO GIVE THE PERSON WHOM YOU DESIGNATE (YOUR "AGENT") BROAD POWERS TO HANDLE YOUR PROPERTY, WHICH MAY INCLUDE POWERS TO PLEDGE, SELL OR OTHERWISE DISPOSE OF ANY REAL OR PERSONAL PROPERTY WITHOUT ADVANCE NOTICE TO YOU OR APPROVAL BY YOU. YOU MAY SPECIFY THAT THESE POWERS WILL EXIST EVEN AFTER YOU BECOME DISABLED, INCAPACITATED OR INCOMPETENT. THIS DOCUMENT DOES NOT AUTHORIZE ANYONE TO MAKE MEDICAL OR OTHER HEALTH CARE DECISIONS FOR YOU. IF THERE IS ANYTHING ABOUT THIS FORM THAT YOU DO NOT UNDERSTAND, YOU SHOULD ASK A LAWYER TO EXPLAIN IT TO YOU. YOU MAY REVOKE THIS POWER OF ATTORNEY IF YOU LATER WISH TO DO SO.

TO ALL PERSONS, be it known, that I, *Joanne A. Watkins*, of *24661 La Cresta Dr. Apt 17, Dana Point, CA 92629*, as Grantor, do hereby make and grant a limited and specific power of attorney to *Joseph P. Watkins*, of *5219 Shasta Way, Klamath Falls, OR 97603* and appoint and constitute said individual as my attorney-in-fact.

My named attorney-in-fact shall have full power and authority to undertake, commit and perform only the following acts on my behalf to the same extent as if I had done so personally; all with full power of substitution and revocation in the presence: (Describe specific authority)

To sell real estate described as:

*Malin block 32
Lots 1 and 2*

in Malin OR 97632

Tax lot R-4112-0152 BC 0500000

The authority granted shall include such incidental acts as are reasonably required or necessary to carry out and perform the specific authorities and duties stated or contemplated herein.

My attorney-in-fact agrees to accept this appointment subject to its terms, and agrees to act and perform in said fiduciary capacity consistent with my best interests as my attorney-in-fact deems advisable, and I thereupon ratify all acts so carried out.

I agree to reimburse my attorney-in-fact all reasonable costs and expenses incurred in the fulfillment of the duties and responsibilities enumerated herein.

Special durable provisions:

This power of attorney shall not be affected by subsequent incapacity of the Grantor. This power of attorney may be revoked by the Grantor giving written notice of revocation to the attorney-in-fact, provided that any party relying in good faith upon this power of attorney shall be protected unless and until said party has either a) actual or constructive notice of revocation, or b) upon recording of said revocation in the public records where the Grantor resides.

Other terms:



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Rev. 5/98

Signed under seal this
Signed in the presence of:

5TH

day of

JUNE

, 1999

(year).

23508

Witness

Witness

Grantor

Attorney in Fact

Witness

Witness

State of CALIFORNIA,
County of ORANGE

On JUNE 6, 1999 before me, CHAD A. MARSHALL, Notary Public,
appeared JOANNE A. WATKINS

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s)
is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the
entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Affiant Known ☒ Produced ID
Type of ID DL C1274232/3-01

State of
County of
On

before me.

appeared

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s)
is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the
entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Affiant Known Produced ID
Type of ID (Seal)



State of Oregon, County of Klamath
Recorded 6/15/99, at 11:31 a.m.
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Linda Smith,
County Clerk Fee \$ 10 - RR