

03 MAY 16 PM 11:49

AFTER RECORDING RETURN TO:

o/c Douglas K McCart
24958 Woodland Ave
Veneta, OR 97487

Vol M03 Page 33200

State of Oregon, County of Klamath
Recorded 05/16/2003 11:49 m.
Vol M03 Pg 33200-01
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

EASEMENT

For value received, receipt of which is hereby acknowledged,

WAYNE PUETT and STELLA PUETT, DOUGLAS K MCCART and JEANNINE R MCCART, and
WADE PEDERSON and LINDA JO,

(Grantors),

hereby grant, transfer and convey to, Parcels 9-11 as created by, SCOTT CREEK LAND PARTITION 8-72, situated in Section 16 & 17, all in Township 31 South, Range 7 East, Willamette Meridian, Klamath County, Oregon. (Grantees), a perpetual nonexclusive PRIVATE thirty foot, (30'), easement for ingress and egress being more particularly described as follows:

The north 30 feet of Parcels 9 and 10 and the west 30 feet of Parcel 10 and 11, all in section 16, Township 31 South, Range 7 East, Willamette Meridian, Klamath County, Oregon.

1. This easement is not personal or in gross but is to be appurtenant to each and every portion of the following described property owned by Grantees:

LOTS 9-11, SCOTT CREEK LAND PARTITION 8-72, situated in Section 16, Township 31 South, Range 7 East, Willamette Meridian, Klamath County, Oregon.

2. This easement is granted over and across property owned by Grantors in Klamath County, Oregon, described as follows:

LOTS 9-11, SCOTT CREEK LAND PARTITION 8-72, situated in Section 16 of Township 31 South, Range 7 East, Willamette Meridian, Klamath County, Oregon.

3. This grant is made upon the following terms:

- 3.1 Grantees are granted the right to use the 30-foot easement strip, including the existing roadway, as a means of ingress and egress to and from the Land described in paragraph 1, or any portion thereof.
- 3.2 Grantor shall at all times hereafter maintain the easement property and roadway in a condition as good as its present condition. Grantor shall pay the real property taxes on the easement strip.
- 3.3 Grantors shall, at all times and without restriction, have the right to use the easement property and roadway for purposes not inconsistent with Grantee's full enjoyment of the rights herein granted.
- 3.4 This grant of easement shall run with the land and shall be binding on and shall inure to the benefit of Grantors and Grantees, their heirs, successors or assigns.
- 3.5 This easement is granted as a perpetual easement to satisfy present and future access requirements. However, it should be used only on a limited basis or when other existing accesses are no longer available.
- 3.6 This easement is PRIVATE, and is NOT associated with the SCOTT CREEK OWNERS ASSOCIATION, or BY LAWS.

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33201

IN WITNESS THEROF, we have executed this Grant of Easement and Maintenance Agreement on this

26th day of August, 2002.

Wyane Puett Stella Puett Douglas McCart Jeannine McCart
WYANE PUETT and STELLA PUETT DOUGLAS MCCART and JEANNINE MCCART

Wade Pederson Linda Jo
WADE PEDERSON and LINDA JO

GRANTORS

STATE OF OREGON)
) ss.
County of Klamath)

On the 26th day of August, 2002, personally appeared the above named, husband and wife, and acknowledge the foregoing instrument to be their voluntary act and deed. Before me:



Cristina Flogerzi
Notary Public for Oregon
My Commission Expires: 120304