

04 JAN 13 PM2:36

Return to: Pacific Power
1950 Mallard Ln
Klamath Falls, OR 97601

CC#: 11176 WO#: 02228322

RIGHT OF WAY EASEMENT

For value received, Walter M. Krupnak and Carmella F. Krupnak, ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), an easement for a right of way 10 feet in width and 92 feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of electric power distribution and 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, 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 and as more particularly described and/or shown on Exhibit(s) A & B attached hereto and by this reference made a part hereof:

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, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor place, use or permit any equipment or material of any kind that exceeds twelve (12) feet in height, light any fires, 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 agricultural crops and other purposes not inconsistent, as determined by Grantee, with the purposes for which this easement has been granted.

If in the course of installing or repairing underground wires, Pacific Power shall be responsible for any repairs of customer installed property and/or landscaping on said property.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns.

DATED this 22 day of May, 2003.

Walter M. Krupnak
Grantor(s) Walter M. Krupnak

Carmella F. Krupnak
Grantor(s) Carmella F. Krupnak

INDIVIDUAL ACKNOWLEDGMENTSTATE OF Oregon)
ss.County of Klamath)This instrument was acknowledged before me on this 22nd day of May, 2003, by

Walter M. Krupnak & Carmella F. Krupnak

Notary Public

My commission expires: Nov 5, 2004

State of Oregon, County of Klamath
Recorded 01/13/2004 2:36 p. m
Vol M04 Pg 1972-74
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3



1999 SEP 28 PM 3:20

MTC 49128-MS
WARRANTY DEED

01973

38498

Vol. M99 Page

LYLE B. WANGEMAN and NORMA L. WANGEMAN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
WALTER M. KRUPNAX and CARMELLA F. KRUPNAX, husband and wife,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of Klamath and State of Oregon, to wit:

LOT 5 AND THE EASTERLY 8 FEET OF LOT 4, BLOCK 1, MAZAMA GARDENS,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON

TAX ACCOUNT NO.: 3909-010DD-01500-000 3909-010DD-01600-000

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY
APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration for this conveyance is 116,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3825 MAZAMA DRIVE, KLAMATH FALLS, OR 97603

Dated this 15th day of September, 1999

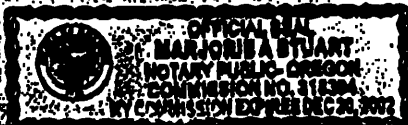
EXHIBIT A

Lyle B. Wangeman
LYLE B. WANGEMAN

Norma L. Wangeman
NORMA L. WANGEMAN

State of Oregon
County of Klamath

This instrument was acknowledged before me on September 15, 1999 by LYLE
B. WANGEMAN AND NORMA L. WANGEMAN.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12-20-02

RECORD NO. MT49128-MS

WALTER M. KRUPNAX
3825 MAZAMA DRIVE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 9/28/99 at 3:20 P.M.
In Vol. M99 Page 38498
Linda Smith,
County Clerk Fees 30.00

This drawing is preliminary and should
be used only as a representation of the
location of the easement being conveyed.
The exact location of all structures, lines
and appurtenances is subject to change.

This drawing is preliminary and should be used only as a representation of the location of the easement being conveyed. The exact location of all structures, lines and appurtenances is subject to change.

EXHIBIT "B"

