

'05 JAN 13 AM 10:17

Vol M05 Page 02680

RECORDING REQUESTED BY:

GRANTOR: KEITH A. BOMHARD
GRANTOR: CHERI R. KILLAM-
BOMHARD

State of Oregon, County of Klamath
Recorded 01/13/05 10:17a m
Vol M05 Pg 02680-85
Linda Smith, County Clerk
Fee \$ 46⁰⁰ # of Pgs 6

GRANTEE: PACIFICORP

RETURN TO:

OC
PACIFIC POWER
1950 MALLARD LANE
KLAMATH FALLS, OR 97601

RIGHT OF WAY EASEMENT

46

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

RECEIVED
02/25/04
@ 1109

CC#: 11176 WO#: 02346338

02681

RIGHT OF WAY EASEMENT

For value received, KEITH A. BOMHARD and CHERI R. KILLAM-BOMHARD, ("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 50 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: supporting towers, poles, props, guys and anchor, including guys and anchors outside of the right of way; 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:

Said property generally located in Section 30 Township 34, Range 7, of the Willamette (OR) Meridian, and more specifically described in Volume M92 Page 1563 in the Official Records of Klamath County.

Assessor's Map No. R-3407-03000-01300-000

Tax Parcel No. 1300

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.

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

Keith A. Bomhard

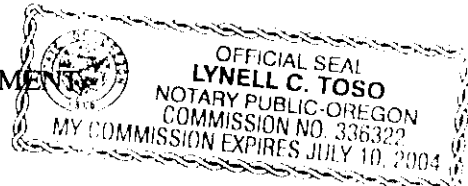
Grantor(s) KEITH A. BOMHARD

DATED this 22 day of JANUARY, 2004.

Cheri R. Killam-Bomhard

Grantor(s) CHERI R. KILLAM-BOMHARD

INDIVIDUAL ACKNOWLEDGMENT



STATE OF OREGON)

County of KLAMATH)

ss.

This instrument was acknowledged before me on this 22 day of JANUARY, 2004, by

Lynell C. Toso

Lynell C. Toso

Notary Public

My commission expires: July 10, 2004

02682

FORM No. 146-DEED CREATING AN ESTATE BY THE ENTIRETY

40198

DEED CREATING ESTATE BY THE ENTIRETY

Vol. m 92 Page 1553

KNOW ALL MEN BY THESE PRESENTS, That Keith A. Bomhard
 (hereinafter called the grantor), the spouse of the grantee hereinafter named, for the con-
 sideration hereinafter stated, has bargained and sold and by these presents does grant, bargain, sell and convey
 unto Cheri R. Killam-Bomhard (herein called the grantee),
 an undivided one-half of the following described real property situate in Klamath County, Oregon, to-wit:

SEE ATTACHED EXHIBIT "A" OF WHICH IS MADE A PART HEREOF BY THIS REFERENCE

EXHIBIT A

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise
 appertaining;

TO HAVE AND TO HOLD said undivided one-half of said real property unto the said grantee forever.

The above named grantor retains a like undivided one-half of said real property and it is the intent and pur-
 pose of this instrument to create and there hereby is created an estate by the entirety between husband and wife as
 to said real property.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00

However, the actual consideration consists of or includes other property or value given or promised which is
 the whole consideration (indicates which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 23.030.)
 part of the consideration (indicates which) @

WITNESS grantor's hand this 22nd day of January, 1992

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY
 PARTICULAR USE MAY BE MADE OF THE PROPERTY
 DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD
 CHECK WITH THE APPROPRIATE CITY OR COUNTY
 PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Keith A. Bomhard
 Keith A. Bomhard

STATE OF OREGON, County of Klamath

January 22, 1992

Personally appeared the above named Keith A. Bomhard
 who is known to me to be the spouse of the grantee in the above deed and acknowledged the foregoing instrument
 to be his voluntary act and deed.

Before me:

Nancy M. Munif
 Notary Public for Oregon—My commission expires: 6/8/92

(OFFICIAL SEAL)
 NANCY M. MUNIF

GRANTOR'S NAME AND ADDRESS	
GRANTEE'S NAME AND ADDRESS	
After recording return to:	
<u>Keith & Cheri Bomhard</u>	
<u>P. O. Box 573</u>	
<u>Fort Klamath, OR 97626</u>	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address.	
<u>Same</u>	
NAME, ADDRESS, ZIP	

STATE OF OREGON,

County of _____

I certify that the within instru-
 ment was received for record on the
 _____ day of _____, 19____,
 at _____ o'clock _____ M., and recorded
 in book/roll/volume No. _____ on
 page _____ or as fee/tile/instru-
 ment/microfilm/recapition No. _____,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

NAME

TITLE

By _____ Deputy

1564

HTC NO. 26844-KR

02683

**EXHIBIT A
LEGAL DESCRIPTION**

A parcel of land situated in the S 1/2 of the SE 1/4 of Section 30, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 1/2 inch iron rod from which the one-quarter corner common to Sections 30 and 31 bears South 49 degrees 38' 14" West 1258.23 feet; thence North 00 degrees 02' 56" West 492.16 feet to a 1/2 inch iron rod on the Northerly line of the S 1/2 of the SE 1/4 of said Section 30; thence North 89 degrees 14' 01" West 884.93 feet to a 1/2 inch iron rod on the Easterly right of way line of Oregon State Highway 62; thence following said Easterly right of way line, South 11 degrees 38' 01" East 506.21 feet to a 1/2 inch iron rod; thence leaving said right of way line South 89 degrees 24' 05" East 783.28 feet to the point of beginning.

TOGETHER WITH a non-exclusive road easement being 30 feet wide while running adjacent, parallel and Easterly of the Westerly boundary line and 15 feet wide while running adjacent, parallel and Southerly of the North boundary line of the following described real property.

A parcel of land situated in the South 1/2 Southeast 1/4 of Section 30, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 1/2 inch iron rod on the Easterly right of way line of Oregon State Highway 62 from which the 1/4 corner common to Sections 30 and 31 bears South 12 degrees 02' 07" West 541.54 feet; thence South 89 degrees 24' 05" East 934.42 feet leaving said Easterly line to a 1/2 inch iron rod; thence South 00 degrees 02' 56" East 491.70 feet to a 1/2 inch iron rod; thence North 89 degrees 34' 07" West 832.86 feet to a 1/2 inch iron rod on said Easterly line; thence North 11 degrees 38' 01" West, 505.58 feet, along said Easterly line to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 24th day
of Jan. A.D. 19 92 at 11:47 o'clock A.M. and duly recorded in Vol. M92
of Deeds on Page 1563

FEE \$33.00

Evelyn Biehn, County Clerk

By Debra M. Miller

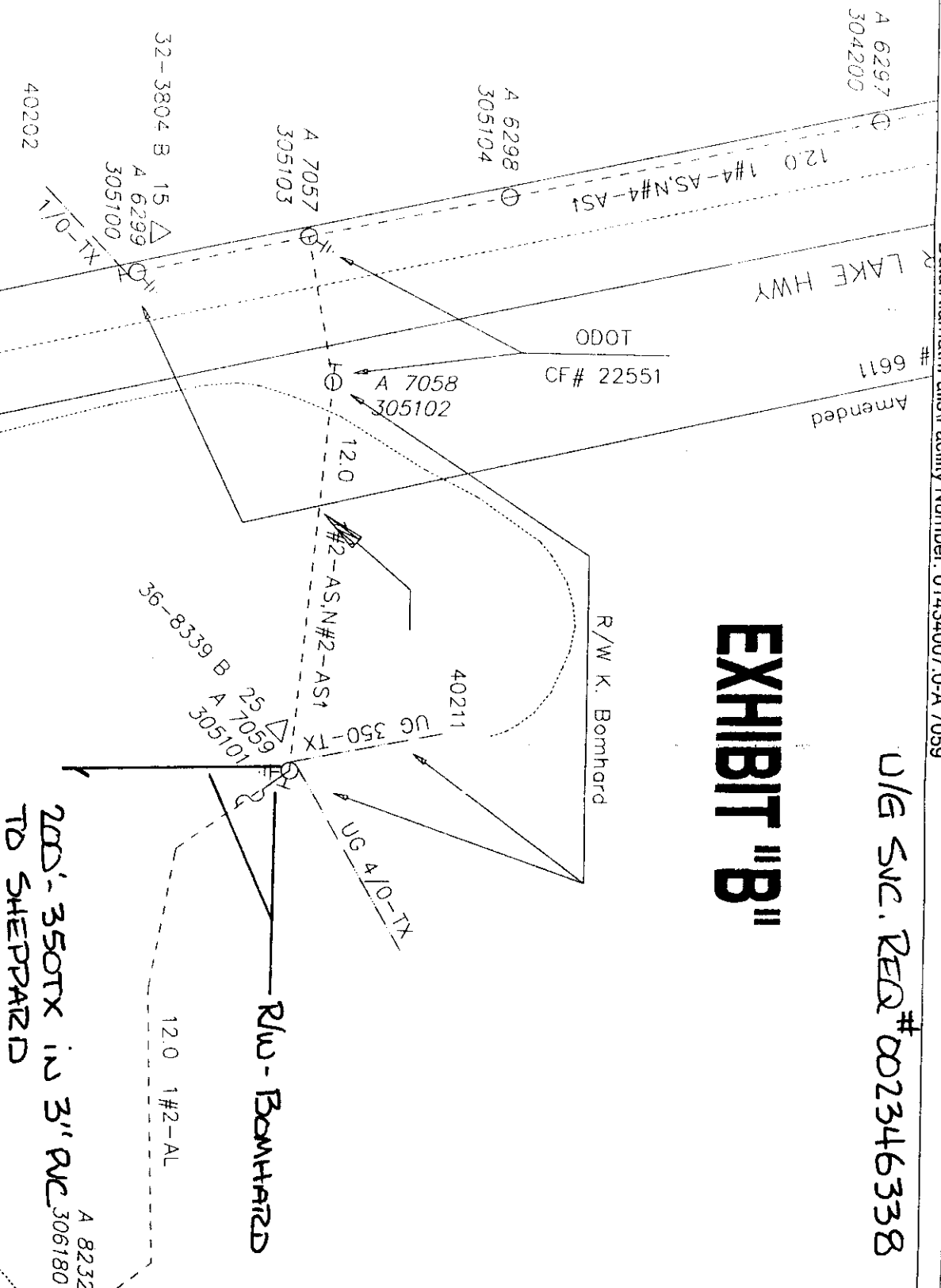
EXHIBIT A

02685

Data/Klamath Falls/Facility Number: 01434007.0-A 7059

U/G SVC. REQ # 002346338

EXHIBIT "B"



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.