

05 MAY 12 AM 11:03

MTZ-1396-6901

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**CREATION OF A PUBLIC UTILITY EASEMENT AND EASEMENT FOR INGRESS AND  
EGRESS ACROSS A PORTION OF LOTS 6 AND 7 OF TRACT 1358**

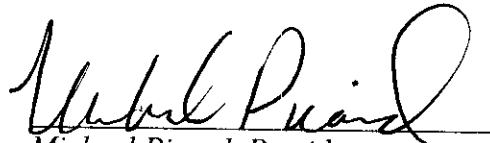
KNOW ALL MEN by these presents that Don Purio Development Company LLC and Mike Picard Building Inc., an Oregon corporation do hereby create the following public utility easement and ingress and egress easement across the real property described in Exhibit "A" attached hereto and made a part hereof..

The parties desire to create this public utility and ingress/egress easement for the benefit of lots 5,6,7, and 8 of Tract 1358 and shall have the full use and control of their respective parcels. Each respective lot shall equally share the maintenance of the easement. The period of this easement shall be for perpetuity. This easement shall bind and inure for the benefit of, as the circumstances may require, not only to the Grantors but also to their heirs, successors and assigns.

IN WITNESS WHEREOF, the parties have hereunto set their hands on the 11<sup>th</sup> day of May 2005.



Don Purio, Member  
Don Purio Development Company, LLC




Michael Picard, President  
Mike Picard Building, Inc.

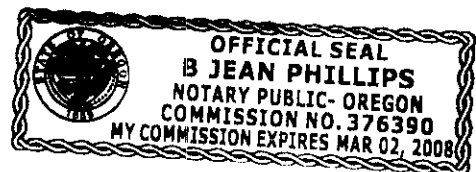
State of Oregon,  
County of Klamath

State of Oregon, County of Klamath  
Recorded 05/12/05 11:03 a m  
Vol M05 Pg 34324-25  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

This instrument was acknowledged before me on the 11<sup>th</sup> day of May, 2005 by Don Purio, Member of Don Purio Development Company LLC and Michael Picard, President of Mike Picard Building, Inc., as his voluntary act and deed.



Notary Public for Oregon  
My Commission Expires 3-2-08



After Recording return to:

Don Purio • Mike Picard  
9614 Arant Rd  
City 97603

AMERITITLE has recorded this  
Instrument by request as an accomodation only,  
and has not examined it for regularity and sufficiency  
or as to its effect upon the title to any real property  
that may be described therein.

260  
lin

OWNERS

DENNIS ENSOR O.L.S., C.W.R.E.  
SANDIE ENSOR

**TRU SURVEYING, INC. LINE**

2333 SUMMERS LANE  
KLAMATH FALLS, OREGON 97603  
PHONE: (541) 884-3691

**34325**

JOHN HEATON L.S.T.

EXHIBIT "A"

MAY 3, 2005

LEGAL DESCRIPTION  
FOR  
INGRESS-EGRESS AND PUBLIC UTILITY EASEMENT

A 30 FOOT WIDE INGRESS-EGRESS AND PUBLIC UTILITY EASEMENT SITUATED IN LOTS 6 & 7 OF "TRACT 1358". SAID EASEMENT TO BE FOR THE BENEFIT OF SAID LOTS 6 AND 7 AND LOTS 5 AND 8 OF SAID "TRACT 1358". THIS EASEMENT IS SITUATED IN THE SE1/4 OF SECTION 34, T39S, R9EWM, KLAMATH COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST WESTERLY CORNER OF SAID LOT 6, BEING ON THE EASTERLY RIGHT OF WAY LINE OF WASHBURN WAY; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT (RADIUS POINT BEARS S66°32'04"E 542.96 FEET AND CENTRAL ANGLE EQUALS 03°30'18") 33.21 FEET TO THE SOUTHWEST CORNER OF SAID LOT 7; THENCE, ALONG THE SOUTH LINE OF SAID LOT 7, N89°49'05"E 263.33 FEET; THENCE N00°45'00"W 100.00 FEET; THENCE N89°15'00"E 30.00 FEET TO A POINT ON THE EAST LINE OF SAID LOT 7; THENCE S00°45'00"E, ALONG SAID EAST LINE AND ITS SOUTHERLY EXTENSION, 130.30 FEET, TO A POINT FROM WHICH THE EAST-WEST LINE COMMON TO SAID LOTS 5 AND 6 BEARS S89°49'05"W; THENCE S89°49'05"W 307.87 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

*Dennis A. Ensor*

DENNIS A. ENSOR

O.L.S. 2442

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Dennis A. Ensor*

OREGON  
JULY 28, 1999  
DENNIS A. ENSOR  
2442

EXPIRES 12/31/05