

05 AUG 4 AM 0:55

Vol M05 Page 61128

RECORDING REQUESTED BY:

GRANTOR:Trevor C. Peterson
GRANTOR:Bernis H. Peterson

GRANTEE: PACIFICORP

RETURN TO:

PACIFIC POWER
1950 MALLARD LANE
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 08/04/05 8:55 Am
Vol M05 Pg 61128-31
Linda Smith, County Clerk
Fee \$ 36⁰⁰ # of Pgs 4

RIGHT OF WAY EASEMENT

RECEIVED

BY: U.P. 11:33

36⁰⁰

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

CC#: 11176 WO#: 2400455

OVERHEAD RIGHT OF WAY EASEMENT

61129

For value received, Bernis H. Peterson and Trevor C. Peterson, ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), an easement for a right of way 20 feet in width and 370 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, 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 the NW 1/4 NW 1/4 of Section 32, Township 39S, Range 12E, of the Willamette Meridian and more specifically described in Volume M99, Page 40380 in the official records of Klamath County.

Assessor's Map No. R-3912-03200-00300-000

Tax Parcel No. 300

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 therefore) 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. DATED this 18th day of APRIL, 2005.

Bernis H. Peterson
Grantor(s) Bernis H. Peterson

Trevor C. Peterson
Grantor(s) Trevor C. Peterson

INDIVIDUAL OR REPRESENTATIVE ACKNOWLEDGEMENT

State of Oregon }
County of Klamath } ss

On April 19, 2005 before me, Danise Brakeman, Notary Public
Name, Title or Officer (eg Jane Doe, Notary Public)

personally appeared Bernis H. Peterson and Trevor C. Peterson
Name(s) of Signer(s)

☐ 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 which the person(s) acted, executed this instrument



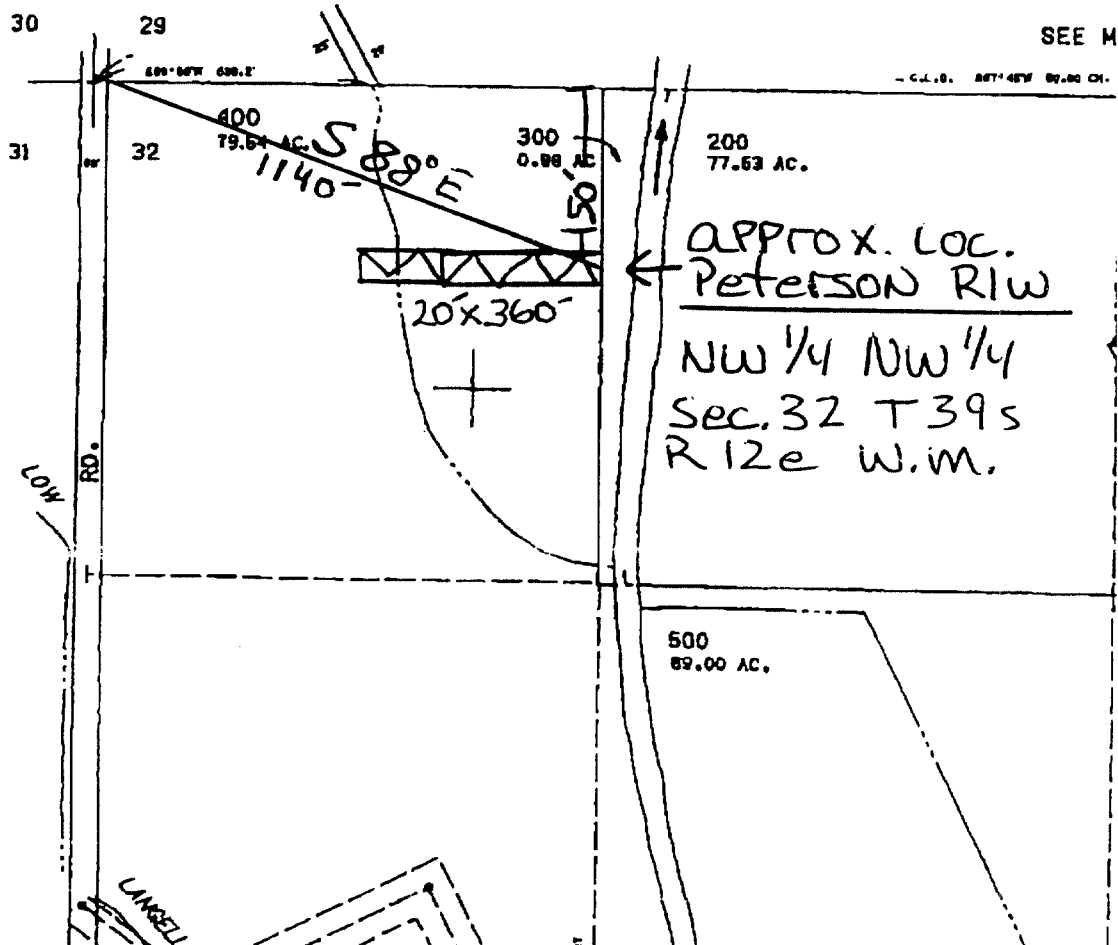
WITNESS my hand and official seal.

Danise Brakeman
SIGNATURE OF NOTARY

61130

Property Description

NW 1/4 NW 1/4

Section: 32 Township: 39s (N or S), Range: 12e (E or W) Willamette MeridianCounty: Klamath State: ORParcel Number: 300CC#: 11176 WO#: 02600455Landowner Name: PetersonDrawn by: B. Olden

This drawing 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 within the boundaries of the described easement area.

EXHIBIT A**PacifiCorp**SCALE: NTS

61131

Property Description

After recording return to:

Trevor C. Peterson
10448 W. Langel Valley Road
Bonanza, OR 97623

Until a change is requested all tax statements
shall be sent to the following address:

Trevor C. Peterson
10448 W. Langel Valley Road
Bonanza, OR 97623

Escrow No. K54629V
Title No. K54629V

THIS SPACE RESERVED FOR RECORDER'S USE

1999 OCT 12 AM 9:42

Vol. M99 Page 40380

State of Oregon, County of Klamath
Recorded 10/12/99, at 9:42 a.m.
In Vol. M99 Page 40380
Linda Smith,
County Clerk Fee \$ 30.00

STATUTORY WARRANTY DEED

Allen A. Timms and Genevieve W. Timms, husband and wife, Grantor, conveys and warrants to Trevor C. Peterson and Bernis H. Peterson, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

SW1/4 NW1/4; NW1/4 NW1/4; that portion of the N1/2 SW1/4 lying North of Langel Valley Irrigation District Drainage Ditch; and that portion of the E1/2 NW1/4 lying Westerly of Lost River in Section 32, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 consideration for this conveyance is \$150,000.00 (Here comply with the requirements of ORS 91.030)

Dated this 11th day of October, 1999.

Allen A. Timms
Allen A. Timms

Genevieve W. Timms
Genevieve W. Timms

STATE OF OREGON
County of KLAMATH } ss.

This instrument was acknowledged before me on this 11th day of October, 1999
by Allen A. Timms and Genevieve W. Timms

William Blankenburg
Notary Public for Oregon

My commission expires: 7-01-2001



CC#: 11176

WO#: 02600455

NAME: T. Peterson

DRAWN BY: B. Olden

EXHIBIT B**PacifiCorp**SCALE:
NTSSHEET OF
2 2