M05-64082

Klamath County, Oregon 09/13/2005 08:48:54 AM Pages 9 Fee: \$61.00

Recording requested by and when recorded return to:

James D. Noteboom Karnopp Petersen LLP 1201 NW Wall Street, Suite 300 Bend, Oregon 97701-1957

RECIPROCAL ACCESS EASEMENT AGREEMENT

THIS RECIPROCAL ACCESS EASEMENT AGREEMENT, is made and entered into effective as of the 15th day of November, 2004, by and among GAIL E. KEITH, Trustee of the Keith Family Trust of 1999, WILLIAM C. MURPHY, RANDALL C. KING and LORI J. WARREN KING, husband and wife, DONALD D. BODY and ELEANOR F. BODY, husband and wife, J. LOY UDING and LINDA L. UDING, husband and wife, and GREGORY A. YECHOUT;

WHEREAS, the above-identified parties are the respective owners of the various parcels of real property legally described and set forth opposite of their names on Exhibit "A," attached to and incorporated herein by this reference (collectively, the "Parcels"); and

WHEREAS, the parties desire to enter into a perpetual nonexclusive reciprocal access easement as hereinafter described across the Parcels.

NOW, THEREFORE, in consideration of the covenants to be undertaken by the parties hereunder and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

- 1. Grant of Easement. Each of the above-identified parties to this Easement Agreement conveys to the other parties to this Easement Agreement, and their respective successors and assigns, a perpetual nonexclusive reciprocal access easement for road purposes across the Parcels. The approximate boundaries of the easements granted under this Section 1 are as delineated on Exhibit "B" attached hereto and by this reference incorporated herein, and consist of the existing roadway, approximately 10 feet in width, over and across the Parcels (all of the easements are hereinafter collectively referred to as the "Easement Strip").
- 2. <u>Use</u>. The parties, and their successors, assigns and invitees shall use the Easement Strip for pedestrian and vehicle access to the Parcels. In connection with such use, the parties may construct, reconstruct, maintain and repair an access road on the Easement Strip. The parties shall cooperate during periods of joint use so that each party's use shall cause a minimum of interference to the others' use.
- 3. <u>Priority</u>. The easements granted hereunder are granted subject to all prior easements or encumbrances of record.
- **4.** <u>Successor's Interest</u>. The easements and rights and obligations described herein shall be appurtenant to and run with each of the respective Parcels, and shall bind and inure to

Page 1. RECIPROCAL ACCESS EASEMENT AGREEMENT



the benefit of the immediate parties hereto as well as their respective heirs, executors, administrators, assigns and successors in interest.

5. <u>Counterparts</u>. This Easement Agreement may be executed in counterparts, each of which will be considered an original and all of which together will constitute one in the same agreement.

IN WITNESS WHEREOF, the parties hereto have entered into this Easement as of the day and year first written above.

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GAIL E. KEITH, Trustee of the Family Trust of 1999	man and a state of the control of th	
STATE OF OREGON))ss.	
County of Marim) ——	
The foregoing instrument very by GAIL E. KEITH, Trustee of the	was before me this 15 day of June the Keith Family Trust of 1999.	, 200\$
OFFICIAL SEAL RENEE GONZALEZ NOTARY PUBLIC - OREGON COMMISSION NO. 367417 MY COMMISSION EXPIRES MAY:8, 2007	NOTARY PUBLIC FOR OREGON	
WILLIAM C. MURPHY		
STATE OF OREGON))ss.	
County of) 	
	was acknowledged before me this day of VILLIAM C. MURPHY.	
	NOTARY PUBLIC FOR OREGON	<u> </u>

V)

Page 2.

RECIPROCAL ACCESS EASEMENT AGREEMENT

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GAIL E. KEITH, Trustee of the Ke Family Trust of 1999	ith
ranny rrust or 1999	
STATE OF OREGON))ss.)
County of	,
The foregoing instrument was by GAIL E. KEITH, Trustee of the	
	NOTARY PUBLIC FOR OREGON
WILLIAM C. MURPHY	
STATE OF OREGON	OFFICIAL SEAL CINDY KEENE NOTARY PUBLIC - OREGON COMMISSION NO. 374992 MY COMMISSION EXPIRES NOVEMBER 24, 2007
County of Jack Son	and
The foregoing instrument was , 2004, by WII	acknowledged before me this 2 day of LLIAM C. MURPHY.
J	Circly Keene
	NOTARY PUBLIC FOR OREGON

Page 2. RECIPROCAL ACCESS EASEMENT AGREEMENT

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RANDALL C. KING	7	
HORLJ. WARREN KING	•	
STATE OF OREGON))ss.	
County of Lane)	
The foregoing instrum 110000, 2005 husband and wife.	ent was ackn , by RAND A	nowledged before me this day of ALL C. KING and LORI J. WARREN KING,
		Como Rum Men
OFFICIAL SEA CLARA LYNN NOTARY PUBLIC - C COMMISSION NO. BY COMMISSION FOR	NEW IREGON 368017 1. 25, 2007	NOTARY PUBLIC FOR OREGON
DONALD D. BODY		
ELEANOR F. BODY		
STATE OF OREGON))ss.	
County of		
The foregoing instrum, 2004,	ent was ackn	nowledged before me this day of D D. BODY and ELEANOR F. BODY , husband and
wife.	•	
		NOTARY PUBLIC FOR OREGON

Page 3. RECIPROCAL ACCESS EASEMENT AGREEMENT



RANDALL C. KING	
LORI J. WARREN KING	
STATE OF OREGON))ss.
County of	- -
	as acknowledged before me this day of aNDALL C. KING and LORI J. WARREN KING,
	NOTARY PUBLIC FOR OREGON
Monald hi Book DONALD D. BODY	
Cleanor F. Body ELEANOR F. BODY	
STATE OF OREGON County of Klamath))ss.)
	_
The foregoing instrument was November, 2004, by DO wife.	as acknowledged before me this 15 day of DNALD D. BODY and ELEANOR F. BODY, husband and
OFFICIAL SEAL BAMBARA J. SULLIVAN NOTARY PUBLIC-OREGON COMMISSION NO. 352325 MY COMMISSION EXPIRES DEC. 2, 2005	Barbara Sullion NOTARY PUBLIC FOR OREGON

Page 3. RECIPROCAL ACCESS EASEMENT AGREEMENT

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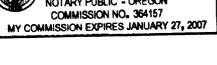
Ala ZII:	
J. LOY UDING	-
LINDA L. UDING	-
STATE OF OREGON))ss.	
County of ANL	
	wledged before me this 17 day of DING and LINDA L. UDING, husband and wife.
-	NOTARY PUBLIC FOR ORI GON
GREGORY A. YECHOUT	OFFICIAL SEAL DANIEL R WYATT NOTARY PUBLIC — OREGON COMMISSION NO. 357171 MY COMMISSION EXPIRES APRIL 25, 2006
STATE OF OREGON))ss.	
County of	
The foregoing instrument was ackno, 2004, by GREGOR	wledged before me this day of Y A. YECHOUT.
-	NOTARY PUBLIC FOR OREGON

Page 4.

RECIPROCAL ACCESS EASEMENT AGREEMENT



J. LOY UDING	
LINDA L. UDING	
CT LTE OF ORECOV	
STATE OF OREGON))ss.	
)	
County of	
The foregoing instrument was calmovaled and	refere me this day of
The foregoing instrument was acknowledged and 2004 by J. LOY UDING and	LINDA L. UDING, husband and wife.
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NOTAR	Y PUBLIC FOR OREGON
/	T TOBBIE TON ONEGOTY
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A A A A T.	
My 18. Oww	
GREGORY A. YECHOUT	
STATE OF OREGON ()	
)ss.	
County of Jackson	
	4.
The foregoing instrument was acknowledged	before me this <u>19 th</u> day of
1lovember, 2004, by GREGORY A. YE	CHOUT.
<i>J</i>	
<u> </u>	Y PUBLIC FOR OREGON
NOTAR	Y PUBLIC FOR OREGON
OFFICIAL SEAL	
LISA A EUSTICE	
NOTARY PUBLIC - OREGON	



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EXHIBIT "A"

Properties are located in the Northeast ¼ of the Northeast ¼ Section 8, Township 25 South Range 8 East Willamette Meridian described as:

GRANTEE(S	LEGAL DESCRIPTION
Gail E. Keith, Trustee of the Keith Family Trust	West 1/2 North 1/2 North 1/2
William C. Murphy	West ½ South ½ North ½ That portion West of Roadway
Randall C. King and Lori J. Warren King	West ½ South ½ North ½ That portion East of Roadway
Donald D. Body and Eleanor F. Body	West 1/2 North 1/2 South 1/2

AND

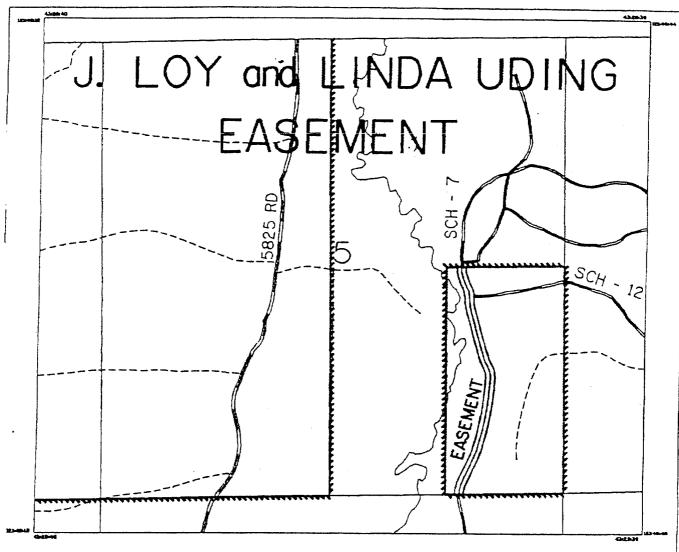
Property located in the Southeast ¼ of the Northeast ¼ Section 8, Township 25 South Range 8 East Willamette Mericdian, described as:

Gregory A. Yechout

J. Loy Uding and Linda L. Uding

West 1/2 West 1/2 North 1/2 North 1/2

West 1/2 South 1/2 South 1/2



Klamath Nothern Easement J. Loy, Linda Uding

Lines	
PHERSHIP	**********
FORES-RD	-
MAINLINE	***************************************
FOR-INV	
PER-STRM	
EASEHENT	
Symbols	

Map Type: C

County: Klamath

Unit Names Klamath Northern

Legal: T 25 S, R O8 E, Section O5

Prepared By: TTH
Date: 6/12/03

Dose: 6/12/03 Scole: 12000

Remark: !

