

RECORDING REQUESTED BY:

GRANTOR: Michael P. Stiles

GRANTOR: Joelle M. Stiles

GRANTEE: PACIFICORP

RETURN TO:

PACIFIC POWER
1950 MALLARD LANE
KLAMATH FALLS, OR 97601

M06-04826

Klamath County, Oregon

03/17/2006 12:00:52 PM

Pages 4 Fee: \$36.00

RIGHT OF WAY EASEMENT

RECEIVED

BY:

36✓

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, Michael P. Stiles and Joelle M. Stiles ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), a non-exclusive easement for a right of way 10 feet in width and 330 feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of an underground electric distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: fibers, cables and other conductors and conduits therefore; and pads, transformers, switches, vaults on, across, 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 attached hereto and by this reference made a part hereof:

Said property generally located in the SW 1/4 of Section 12 Township 38S Range 8E of the Willamette Meridian and more specifically described in Volume M05 Page62865 in the official records of Klamath County.

Assessor's Map No. 3908-012C0-00101-000 Tax Parcel No.

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 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, 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 9 day of November, 2005.

Michael P. Stiles
(Grantor) Michael P. Stiles

Joelle M. Stiles
(Grantor) Joelle M. Stiles

INDIVIDUAL OR REPRESENTATIVE ACKNOWLEDGEMENT

State of Oregon }

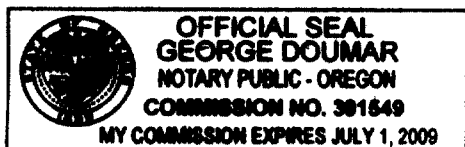
County of Klamath } ss }

On November 9, 2005 before me, George Doumar
Name, Title or Officer (eg Jane Doe, Notary Public)

personally appeared Michael P. Stiles & Joelle M. Stiles
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

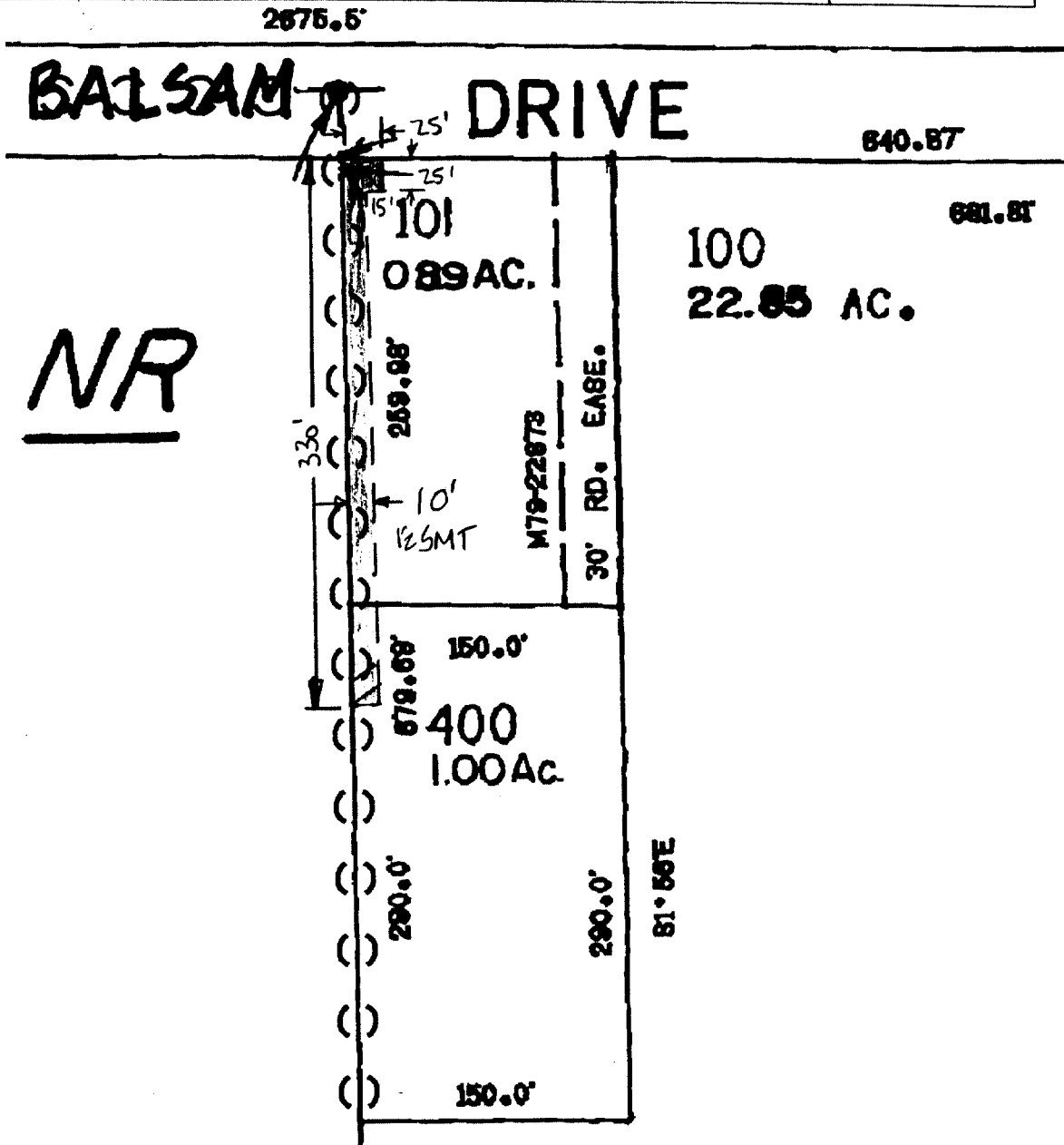
WITNESS my hand and official seal.



George Doumar
SIGNATURE OF NOTARY

Property Description

Section: 12 Township: 39S (N or S), Range: 8E (E or W) WILLAMETTE Meridian
County: KLAMATH State: OREGON
Parcel Number: 3908-01200-00101-000



CC#: 11176 WO#: 02730631

Landowner Name: MICHAEL P. STILES

Drawn by: GARCIA

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: N.T.S.

SHEET 2 of 3

Property Description



MTL 70025 SH

State Of Oregon, County Of Klamath

MOS-82865

08/26/2005 11:08:28 AM

Of Pages 2 Fee: \$26.00

After recording return to:

Michael P. Stiles

5656 Balsam Drive

Klamath Falls, OR 97601

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

Michael P. Stiles

5656 Balsam Drive

Klamath Falls, OR 97601

Escrow No. MTL70025-SH

Title No. 0070025

STATUTORY WARRANTY DEED

Joseph A. David and Kasandra L. David, as tenants by the entirety, Grantor(s) hereby convey and warrant to Michael P. Stiles and Joelle M. Stiles, as tenants by the entirety, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon free of encumbrances except as specifically set forth herein:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$170,000.00.

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.

Dated this 24 day of August, 2005.

Joseph A. David

Kasandra L. David

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Aug 24, 2005 by Joseph A. David and Kasandra L. David.



Stacy M. Howard
(Notary Public for Oregon)
My commission expires 11/18/2007

EXHIBIT "A" LEGAL DESCRIPTION

A parcel of land situated in the NE1/4 SW1/4 of Section 12, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the South right-of-way line of Balsam Drive which bears South 01° 56' East a distance of 30.02 feet from the iron monument marking the Northwest corner of said NE1/4 SW1/4; thence South 01° 56' East along the West line of said NE1/4 SW1/4 a distance of 549.98 feet to a 5/8 inch iron pin; thence North 89° 49' East a distance of 150.0 feet to a 5/8 inch iron pin; thence North 01° 56' West, parallel with the West line of said NE1/4 SW1/4, a distance of 550.0 feet, more or less, to a point on the South line of said Balsam Drive; thence South 89° 49' West along said South line a distance of 150.0 feet, more or less, to the point of beginning.

Tax Account No: 3908-012C0-00400-000 Key No: 494931
Tax Account No: 3908-012C0-00101-000 Key No.: 871923

CC#: 11176

WO#: 02730631

NAME: MICHAEL P. STILES

DRAWN BY: GARCIA

EXHIBIT B

PacifiCorp

SCALE:
NTS

SHEET 3 OF 3