



2006-015997

Klamath County, Oregon

THIS



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08/09/2006 11:51:13 AM

Fee: \$36.00

After recording return to:  
Nathan Markee  
9669 Hill Road  
Klamath Falls, OR 97603

File No.: 7021-859600 (ALF)  
Date: July 19, 2006

### SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS:

That **Nathan B. Markee**, does hereby make, constitute and appoint **Tracy Lynn Ottmar** my true and lawful Attorney for me and in my name, place and stead and for my use and benefit as to that certain real property, together with any interest therein or any improvements thereon, described as follows:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

(a) To contract for purchase, receive and take possession thereof and of evidence of title thereto; to lease the same for any term or purpose, including leases for business, residence, and oil and/or mineral development; to sell, exchange, subdivide, grant or convey the same with or without warranty, covenant or restrictions; to mortgage, transfer in trust or otherwise encumber the same to secure payment of a note or performance of any obligation or agreement; and to accept the conveyance thereof in any form of tenancy, including but not limited to, tenants in common, tenants by the entirety and "not as tenants in common, but with right of survivorship: with any other person or persons, including property wherein my said Attorney is one of the co-tenants;

(b) To borrow money and to execute and deliver note therefore, with or without security; and to loan money and receive notes therefore with such security as he/she shall deem proper;

(c) To transact business of any kind or class and as my act and deed to sign, execute, acknowledge and deliver any deed, lease, assignment of lease, covenant, indemnity, agreement, mortgage, deed of trust, assignment of mortgage or beneficial interest under deed of trust, subdivision plat, extension or renewal of any obligation, subordination or waiver of priority, bill of lading, bill of sale, bond, note, receipt, check, evidence of debt, full or partial release of mortgage, judgment or other debt, escrow instructions, and other such instruments in writing of any kind or class as may be necessary or proper in the premises;

(d) As to any personal property and goods, wares and merchandise, checks, chooses in action and other property in possession or in action: To contract for, buy, sell, exchange, transfer, endorse and in any legal manner deal in and with the same; and to mortgage, transfer in trust, or otherwise encumber the same to secure payment of a note or performance of any obligation or agreement;


(e) This power shall not be affected by disability of the principle: All acts done by my Attorney pursuant to this power during any period of disability or incompetence or uncertainty as to whether I am dead or alive shall have the same affect and inure to the benefit of and bind me or my heirs, devisees and personal representative as if I were alive, competent and not disabled.

(f) This Power of Attorney does not empower or authorize my said Attorney to negotiate or otherwise receive the net proceeds due to me in the case of a sale of my property.

GIVING AND GRANTING unto my said Attorney full power and authority to do and perform all and every act and thing whatsoever requisite, necessary or appropriate to be done in and about the premises as fully to all intents and purposes as I might or could do if personally present, hereby ratifying all that my said Attorney shall lawfully do or cause to be done by virtue of these presents. When the context so requires, the masculine gender includes feminine or neuter, and the singular number includes the plural.

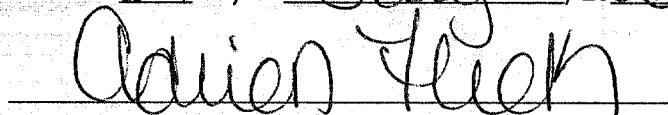
This Power of Attorney expires **SIX (6)** months from the date hereof.

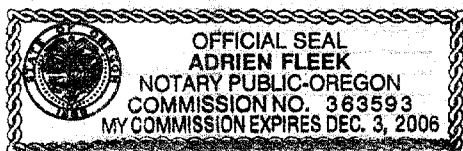
Dated this 24 day of July, 2006

  
Nathan B. Markee

STATE OF Oregon )  
County of Klamath ) ss.

This instrument was acknowledged before me on this 24 day of July, 2006  
by **Nathan B. Markee**.





Notary Public for Oregon  
My commission expires: 12-3-06

**EXHIBIT A****LEGAL DESCRIPTION:****PARCEL 1**

A parcel of land situated in the NE1/4 of Section 31, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of the NE1/4 from which the Northeast corner of said Section 31 bears North 00°19'00" West 1097.67 feet; thence South 76°53'58" West 108.48 feet to the center of the casing of a well; thence continuing South 76°53'58" West 49.22 feet to a point on the East line of that certain county road known as Hill Road; thence Southeasterly on arc of a 3849.72 foot radius curve to the right (Delta=06°45'50", Long Chord=South 11°41'26" East 454.20) 454.47 feet; thence continuing along said East line of "Hill Road" South 08°18'31" East 355.39 feet; thence continuing along said East line of Hill Road on the arc of a 3789.72 foot radius curve to the left (Delta=01°28'33", Long Chord=South 09°02'48" East 97.61 feet) 97.62 feet to a point on the East line of said NE1/4, thence North 00°19'00" West on said East line 928.59 feet to the point of beginning.

LESS AND EXCEPTING a parcel of land being a portion of the property described in Volume M04 Page 35361, as situated in the NE1/4 of Section 31 Township 39 South, Range 10 East of the Willamette Meridian, being more particularly described as follows:

Beginning at a point on the east line of said Section 31 which bears S00° 19' 00" East a distance of 173.63 feet from the N1/16 corner of said Section 31, said point being the true point of beginning; thence continuing S00° 19' 00" East a distance of 518.30 feet to a point on the East right of way line of Hill Road; thence along the East right of way line of Hill Road 97.62 feet along the arc of a 3789.72 foot radius curve to the right, the long chord which bears N09° 02' 48" West a distance of 97.61 feet and having a delta angle of 1° 28' 33"; thence continuing along the east right of way line of Hill Road N08° 18' 31" West a distance of 355.35 feet; thence continuing along the east right of way line of Hill Road 13.08 feet along the arc of a 3849.72 foot radius curve to the left, the long chord of which bears N08°24'21" West a distance of 13.08 and having a delta angle of 0° 11' 41"; thence leaving said east right of way line of Hill Road N48° 54' 19" East a distance of 87.24 feet, more or less to the true point of beginning, containing 0.40 acres, more or less, bearings being based on County Survey 2876.

**PARCEL 2**

A tract of land situated in the NW1/4 NW1/4 of Section 32, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

Beginning at the Southwest corner of the NW1/4 NW1/4; thence North 00°19'00" West on the West line of said NW1/4 NW1/4, 522.70 feet; thence North 81°35'00" East 202.01 feet; thence South 00°19'00" East 552.29 feet to a point on the South line of said NW1/4 NW1/4; thence North 89°59'37" West along said South line 200.00 feet to the point of beginning.

APN: 603154

Special Power of Attorney  
- continued

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TOGETHER WITH a parcel of land being a portion of the property described in Volume M01 Page 10209, Klamath County deed records as situated in the S1/2 NW1/4 of Section 32, Township 39 South, Range 10 East of the Willamette Meridian, being more particularly described as follows:

Beginning at the N1/16 corner common to said Section 32 and Section 31, Township 39 South, Range 10 East of the Willamette Meridian; thence S89° 59' 37" East a distance of 200.00 feet; thence S48° 54' 19" West a distance of 264.11 feet to the west line of said Section 32, thence N00° 19' 00" West along said section line a distance of 173.63 feet, more or less to the point of beginning, containing 0.40 acres, more or less, bearings being based on County Survey 2876.