

2007-003607

Klamath County, Oregon

MTC1396.8554

RECORDING REQUESTED BY:

GRANTOR: Running Y, Inc.

GRANTEE: PACIFICORP

RETURN TO:

PACIFIC POWER  
1950 MALLARD LANE  
KLAMATH FALLS, OR 97601



00016373200700036070040048

03/02/2007 03:29:36 PM

Fee: \$36.00

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**RIGHT OF WAY EASEMENT**

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Unofficial  
Copy

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.

34

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

CC#: 11176 WO#: 02889108

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, Running Y, Inc. ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), an easement for a right of way 25 feet in width and 245 feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of Grantee's underground electric distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: wires, fibers, cables and other conductors and conduits therefore; and pads, transformers, switches, cabinets, 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/or shown on Exhibit(s) A B attached hereto and by this reference made a part hereof:

Said property generally located in the SE 1/4 of Section 26 Township 38S Range 8E of the Willamette Meridian and more specifically described in Volume 2006 Page 017543 in the official records of Klamath County.

Assessor's Map No. R3808-026A0-05800 Tax Parcel No. 5800

Together with the right of access, for Grantee, its contractors, or agents, 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 or store any flammable materials (other than agricultural crops), or light any fires, 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 27 day of February, 2007.

[Signature]  
Running Y, Inc (Grantor)

REPRESENTATIVE ACKNOWLEDGEMENT

State of Oregon }

County of Klamath }

} ss

On 2-27-07

before me, Mechelle Phillips  
Name, Title or Officer (eg Jane Doe, Notary Public)

personally appeared Todd Andres  
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.



Mechelle D. Phillips  
SIGNATURE OF NOTARY  
Commission Expires: 5-9-2010

# Property Description



+1004 Main Street  
 Klamath Falls, Oregon 97601-5813  
 541.884.3042  
 Fax 541.885.2105

DECEMBER 20, 2006

TRACT 1472, RIDGEWATER SUBDIVISION, PHASE I  
 RESERVOIR / WELL EASEMENT DESCRIPTION

PROJECT NO. 32761

### EXHIBIT "A"

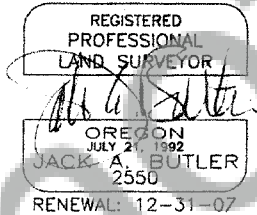
A 25.00 FOOT WIDE STRIP OF LAND LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 26, TOWNSHIP 38 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "W&H PACIFIC" MARKING THE NORTHWEST CORNER OF LOT 106 OF "TRACT 1472, RIDGEWATER SUBDIVISION, PHASE I", RECORDED IN VOLUME 22, PAGE 727 OF THE KLAMATH COUNTY PLAT RECORDS, THENCE NORTH 80°02'27" EAST ALONG THE NORTHERLY LINE OF SAID LOT 79.92 FEET; THENCE LEAVING SAID NORTHERLY LINE SOUTH 04°45'06" EAST 61.93 TO THE POINT OF BEGINNING. THENCE 12.50 FEET LEFT AND RIGHT OF THE FOLLOWING DESCRIBED CENTERLINE: CONTINUING SOUTH 04°45'06" EAST 61.85 FEET; THENCE SOUTH 20°50'02" EAST 77.52 FEET; THENCE SOUTH 64°19'10" EAST 51.34 FEET TO THE SOUTHERLY LINE OF SAID LOT 106 AND THE POINT OF TERMINATION.

THE SIDELINES ARE SUBJECT TO LENGTHENING AND/OR SHORTENING TO TERMINATE UPON THE PROPER BOUNDARIES.

THE BASIS OF BEARINGS FOR THIS DESCRIPTION IS PER THE PLAT OF "TRACT 1472, RIDGEWATER SUBDIVISION, PHASE I".

CONTAINING APPROXIMATELY 4,768 SQUARE FEET OR 0.11 ACRES, MORE OR LESS.



P:\RYR\_Pine Valley\030711\Survey\Documents\I.gis\ReservoirEsmnt\22006.DOC

whpacific.com planners surveyors engineers landscape architects

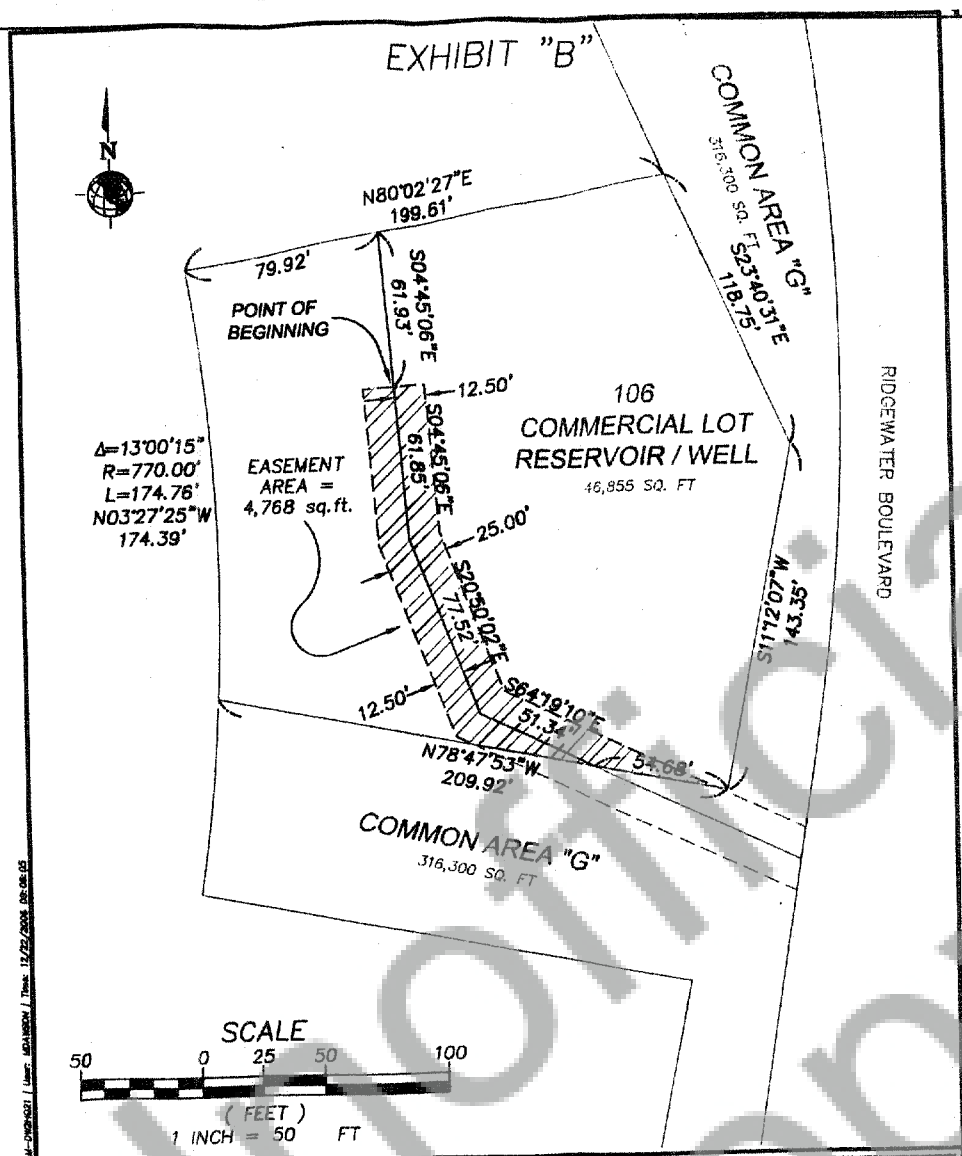
CC#:	11176
WO#:	02889108
NAME:	RunningY INC
DRAWN BY:	M Collins
<b>EXHIBIT B</b>	

**PacifiCorp**

SCALE:	SHEET	OF
NTS	1	1

# Property Description

Section: 26 Township: 38 (N or S), Range: 8 (E or W) Willamette Meridian  
 County: KLAMATH State: OREGON  
 Parcel Number: 5800



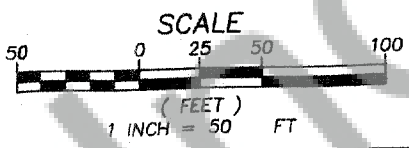
$\Delta = 13^{\circ}00'15''$   
 $R = 770.00'$   
 $L = 174.76'$   
 $N03^{\circ}27'25''W$   
 $174.39'$

EASEMENT  
 AREA =  
 4,768 sq. ft.

106  
 COMMERCIAL LOT  
 RESERVOIR / WELL  
 46,855 SQ. FT

RIDGEWATER BOULEVARD

COMMON AREA "G"  
 316,300 SQ. FT



DESIGNED BY:	CHECKED BY:
DRAWN BY:	APPROVED BY:
LAST EDIT:	PLOT DATE: 12/22/08
DATE:	BY: REW
REVISION:	DESCRIPTION:



RIDGEWATER SUBDIVISION  
 TRACT 1472  
 UTILITY EASEMENT  
 EXHIBIT MAP

KLAMATH FALLS OREGON  
 SCALE: 1" = 50'  
 PROJECT NO. 32781  
 DRAWING FILE NAME: 32781-SURV-EX01  
 1 SHEET

CC#: 11176 WO#: 02889108  
 Landowner Name: Running Y INC  
 Drawn by: M. Collins

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