2008-012291 Klamath County, Oregon



09/03/2008 10:46:54 AM

Fee: \$76.00

After recording, return to:

David A. Jacobs Luvaas Cobb 777 High Street, Suite 300 Eugene, OR 97401

ACCESS EASEMENT

The parties:

- - - - -

ROBERT A. KEITH and LINDA G. KEITH, Trustees of the Keith Family Trust of 1999; ("Grantors") ROBERT A. KEITH and LINDA G. KEITH, Trustees of the Pleasant Grove Trust of 2007; WILLIAM C. MURPHY; WILLIAM C. MURPHY, Trustee of the WCM Joint Revocable Living Trust; 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; GREGORY A. YECHOUT; and BRIAN TEMPLETON and JACKIE TEMPLETON, husband and wife.

and

RICHARD D. BOATWRIGHT, JR. and MANDI D. BOATWRIGHT

("Grantees")

Recital:

Grantors are the respective owners of the various parcels of real property as described on Exhibit "A," attached hereto and incorporated herein.

Grantees are the owners of the following described real property:

The West ½ South ½ North ½ Southeast 1/4 Northeast Section 8, Township 25 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon. Subject to all matters of public record. ("Grantees' Parcel")

Now, for good and valuable consideration, Grantors each have agreed to provide Grantees with a perpetual nonexclusive access easement over and across the existing roadway located on each Grantor's respective or jointly owned parcel.

Grant of Easement:

Each of the above-identified Grantors convey to Grantees, their successors and assigns, a perpetual nonexclusive access easement for ingress and egress over and across the existing roadway located on each of the Grantor's respective parcels as identified in Exhibit "A."

Use of Easement:

Grantees, their successors, assigns and invitees shall have use of the easement for pedestrian and vehicle access to and from Grantees' Parcel.

Grantors, their successors and assigns shall have the right to use the existing roadway that is subject to this easement, and may allow others to use the existing roadway, so long as such use does not unreasonably interfere with Grantees' right to also use the roadway. All permitted users of the existing

roadway shall cooperate during periods of joint use so that each person's use shall cause a minimum interference to the other's use.

Grantors and/or Grantees may repair, maintain or reconstruct the existing roadway, or any portion thereof, as may be necessary for the reasonable and convenient use of the roadway. If any party to this easement desires reimbursement from any other party for the cost of any such repair, maintenance or reconstruction, he or she must first notify the others of the intended repairs, maintenance or reconstruction, and the estimated costs therefor. If the parties are unable to agree on the need for the work and/or the cost, each party's share of the expense shall be determined pursuant to ORS 105.170-.185(2007).

Successor's Interest. This easement shall be appurtenant to and run with Grantees' Parcel, and shall be binding on each Grantor's heirs, executors, administrators, assigns and successors in interest.

Priority. This easement is granted subject to all prior easements or encumbrances of record.

Counterparts. 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.

ROBERT A. KEITH, Trustce of the Keith

Family Trust of 1999

STATE OF OREGON; County of MARION: ss:

The foregoing instrument was before me this <u>J</u> day of <u>HUGUS</u>, 2008, by ROBERT A.

KEITH, Trustee of the Keith Family Trust of 1999.

OFFICIAL SEAL CECILE FOUTS NOTARY PUBLIC - OREGON COMMISSION NO. 423211 ISSION EXPIRES NOVEMBER 8, 20

LINDA G. KEITH, Trustee of the Keith

Family Trust of 1999

STATE OF OREGON; County of MANON; ss:

The foregoing instrument was before me this 21 day of 4000, 2008, by LINDA G.

KEITH, Trustee of the Keith Family Trust of 1999.

OFFICIAL SEAL **CECILE FOUTS** NOTARY PUBLIC - OREGON COMMISSION NO. 423211 SION EXPIRES NOVEMBER 8

PUBLIC FOR OREGON

Alluf	
ROBERT A. KEITH, Trustee of the	
Pleasant Grove Trust of 2007	/
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this	day of Mulls, 2008, by ROBERT A.
KEITH, Trustee of the Pleasant Grove Trust of 2007.	
OFFICIAL SEAL CECILE FOUTS NOTARY PUBLIC - OREGON COMMISSION NO. 423211 MY COMMISSION EXPIRES NOVEMBER 8, 2011	NOTARY PUBLIC FOR OREGON
LINDA G. KEITH, Trustee of the Pleasant Grove Trust of 2007 STATE OF OREGON; County of MANION	/ ; ss:
The foregoing instrument was before me this	2/ day of AlbUST, 2008, by LINDA G.
KEITH, Trustees of the Pleasant Grove Trust of 2007.	
OFFICIAL SEAL CECILE FOUTS NOTARY PUBLIC - OREGON	(la the
COMMISSION NO. 423211 () MY COMMISSION EXPIRES NOVEMBER 8, 2011()	NOTARY PUBLIC FOR OREGON
WILLIAM C. MURPHY	
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this _ MURPHY.	day of, 2008, by WILLIAM C.

NOTARY PUBLIC FOR OREGON

ROBERT A. KEITH, Trustee of the Pleasant Grove Trust of 2007		
STATE OF OREGON; County of	; ss:	
The foregoing instrument was before me this _ KEITH, Trustee of the Pleasant Grove Trust of 2007.	day of	, 2008, by ROBERT A.
	NOTARY PUBLIC	FOR OREGON
LINDA G. KEITH, Trustee of the Pleasant Grove Trust of 2007		
STATE OF OREGON; County of	; ss:	
The foregoing instrument was before me this _ KEITH, Trustees of the Pleasant Grove Trust of 2007.	day of	, 2008, by LINDA G.
2	NOTARY PUBLIC	FOR OREGON
WILLIAM C. MURPHY STATE OF OREGON; County of Jackson	OF ATTORNEY	
The foregoing instrument was before me this _MURPHY.		
OFFICIAL SEAL CONNIE R ACOSTA NOTARY PUBLIC - OREGON COMMISSION NO. A401957 MYCOMMISSIONEXPRESJAN 29, 2010	NOTARY PUBLIC	D Chu FOR OREGON

BY POWER OF A WILLIAMC. MURPHY, Trustee of the WCM Joint Revocable Living Trust STATE OF OREGON; County of Jacks of The foregoing instrument was before me this	·
MURPHY, Trustee of the WCM Joint Revocable Livin	g Trust.
OFFICIAL SEAL CONNIE R ACOSTA NOTARY PUBLIC - OREGON COMMISSION NO. A401957 MYCOMMISSIONEXPIRES,JAN 29, 2010	NOTARY PUBLIC FOR OREGON
RANDALL C. KING	
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this _ KING.	day of, 2008, by RANDALL C.
	NOTARY PUBLIC FOR OREGON
LORI J. WARREN KING	
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this _ WARREN KING.	day of, 2008, by LORI J.

NOTARY PUBLIC FOR OREGON

WILLIAM C. MURPHY, Trustee of the WCM Joint Revocable Living Trust	
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this _ MURPHY, Trustee of the WCM Joint Revocable Livin	day of, 2008, by WILLIAM C.
	NOTARY PUBLIC FOR OREGON
RANDALL C. KING	
STATE OF OREGON; County of KLAMATY	; ss:
The foregoing instrument was before me this KING.	5 day of JULY , 2008, by RANDALL C.
OFFICIAL SEAL KRISTINE PHILLIPS NOTARY PUBLIC - OREGON COMMISSION NO. 394893 MY COMMISSION EXPIRES JULY 14, 2009	NOTARY PUBLIC FOR OREGON
Lang when the	
LORI J. WÄRREN KING	
STATE OF OREGON; County of KLAMAT4	A
The foregoing instrument was before me this _ WARREN KING.	5 day of VILY , 2008, by LORI J.
OFFICIAL SEAL KRISTINE PHILLIPS NOTARY PUBLIC - OREGON COMMISSION NO. 394893 MY COMMISSION EXPIRES JULY 14, 2009	NOTARY PUBLIC FOR OREGON

Words Back	
DONALD D. BODY	
	; ss:
The foregoing instrument was before me this BODY.	5 day of July, 2008, by DONALD D.
OFFICIAL SEAL KRISTINE PHILLIPS NOTARY PUBLIC - OREGON COMMISSION NO. 394893 MY COMMISSION EXPIRES JULY 14, 2009	Kristre Philips NOTARY PUBLIC FOR OREGON
Eleanor II Body ELEANOR F. BODY	
STATE OF OREGON; County of Hlamath	; ss:
BODY. OFFICIAL SEAL KRISTINE PHILLIPS NOTARY PUBLIC - OREGON COMMISSION NO. 394893 MY COMMISSION EXPIRES JULY 14, 2009	day of <u>July</u> , 2008, by ELEANOR F. NOTARY PUBLIC FOR OREGON
J. LOY UDING STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this _	day of, 2008, by J. LOY UDING.
	NOTARY PUBLIC FOR OREGON
LINDA L. UDING	
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this _UDING.	day of, 2008, by LINDA L.

NOTARY PUBLIC FOR OREGON

DONALD D. BODY
STATE OF OREGON; County of; ss:
The foregoing instrument was before me this day of, 2008, by DONALD D. BODY.
NOTARY PUBLIC FOR OREGON
ELEANOR F. BODY
STATE OF OREGON; County of; ss:
The foregoing instrument was before me this day of, 2008, by ELEANOR F. BODY.
NOTARY PUBLIC FOR OREGON J. JOY UDING STATE OF OREGON; County of; ss: The foregoing instrument was before me this / 5 day of, 2008, by J. LOY UDING.
OFFICIAL SEAL K DANAY DUCHSCHER NOTARY PUBLIC-OREGON COMMISSION NO. 39 49 67 MY COMMISSION EXPIRES JULY 19, 2009 NOTARY PUBLIC FOR OREGON LINDA L. UDING
STATE OF OREGON; County of; ss:
The foregoing instrument was before me this 18 day of 1, 2008, by LINDA L. UDING.
OFFICIAL SEAL K DAMAY DUCHSCHER NO JAH J PUBLIC-OREGON C JAMANS SIGN NO. 394967 MY COMMISSION EAPIRES JULY 19, 2009

GREGORY A YECHOUT STATE OF OREGON; County of	_; ss: 9 day of <u>3ulu</u> , 2008, by GREGORY A. Lession of Lession of the contraction of th
BRIAN TEMPLETON STATE OF OREGON; County of The foregoing instrument was before me this _ TEMPLETON.	; ss: day of, 2008, by BRIAN
JACKIE TEMPLETON STATE OF OREGON; County of	NOTARY PUBLIC FOR OREGON _; ss:
,	day of, 2008, by JACKIE
	NOTARY PUBLIC FOR OREGON

GREGORY A. YECHOUT	
STATE OF OREGON; County of	; ss:
The foregoing instrument was before me this YECHOUT.	day of, 2008, by GREGORY A.
1	NOTARY PUBLIC FOR OREGON
Brian TEMPLETON	
STATE OF OREGON; County of LANE	; ss:
The foregoing instrument was before me this TEMPLETON.	8 day of July , 2008, by BRIAN
OFFICIAL SEAL KRISTINE PHILLIPS NOTARY DELIC - OREGON COMMISSION NO. 394893 MY COMMISSION EXPIRES JULY 14, 2009	NOTARY PUBLIC FOR OREGON
Jackie Templeton	
STATE OF OREGON; County of	; ss: s <u>8</u> day of July , 2008, by JACKIE
TEMPLETON.	J
OFFICIAL SEAL KRISTINE PHILLIPS NOTARY PUBLIC - OREGON COMMISSION NO. 394893 MY COMMISSION EXPIRES JULY 14, 2009	NOPARY PUBLIC FOR OREGON

Turned Forthe .	
RICHARD D. BOATWRIGHT, JR.	
STATE OF OREGON; County of Lane; ss:	
The foregoing instrument was before me this 21 day of ABOATWRIGHT, JR.	1915, 2008, by RICHARD D.
OFFICIAL SEAL MONICA LA ROSA NOTARY PUBLIC - OREGON COMMISSION NO. 406736 NY COMMISSION EXPRES OCTOBER 28, 2010 NOTARY PU	Ma Jaku BLICFOR OREGON
Mandi D Boatwight Mandi D. Boatwright	
STATE OF OREGON; County of \ane ; ss:	
The foregoing instrument was before me this <u>26</u> day of <u>1</u> BOATWRIGHT.	fugust, 2008, by MANDI D.
COFFICIAL SEAL MOTANY PULL C - OREC COMMISSION NO. 4024 NOTARY PUT NOTARY PUT	mor Bigge BLIC FOR OREGON



EXHIBIT A

GRANTORS

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LEGAL DESCRIPTION

Properties are located in the Northeast 1/4 of the Northeast 1/4 Section 8, Township 25 South Range 8 East Willamette Meridian described as:

Robert A. Keith and Linda G. Keith, Trustees of the Keith Family Trust and Trustees of the Pleasant Grove Trust	West ½ North ½ North ½
William C. Murphy, individually and as Trustee of the WCM Joint Revocable Living Trust	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 ½ North ½ South ½
J. Loy Uding and Linda L. Uding	West ½ South ½ South ½

Property located in the Southeast 1/4 of the Northeast 1/4 Section 8, Township 25 South Range 8 East Willamette Meriedian, described as:

Gregory A. Yechout		West 1/2 West 1/2 North 1/2 North 1/2
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Property located in the SE 1/4 of Section 5, Township 25 South, Range 8 East of the Willamette Meridian, described as:

Brian Templeton and Jackie Templeton	East ½