

2012-001780

Klamath County, Oregon



00114138201200017800070077

RECORDING COVER SHEET

PER ORS 205.234

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

02/16/2012 02:17:45 PM

Fee: \$67.00

AFTER RECORDING RETURN TO:

Pacific Power
1950 Mallard Lane
Klamath Falls, Oregon 97601
Attn: Teri Leeper-Blue

1. NAMES OF THE TRANSACTION(S)

Easement to PacifiCorp, an Oregon corporation

2. GRANTOR(S) names and address(es) as described in ORS 205.160

Larry J. Sees - P.O. Box 238, Beatty, Oregon 97621
Joan A. Sees - P.O. Box 238, Beatty, Oregon 97621
Michael Bechtholdt - P.O. Box 238, Beatty, Oregon 97621
Eve E. Bechtholdt - P.O. Box 238, Beatty, Oregon 97621

3. GRANTEE(S) and address as described in ORS 205.160

PacifiCorp
825 NE Multnomah Street
Portland, OR 97232

4. TRUE AND ACTUAL CONSIDERATION PAID for instruments conveying or contracting to convey fee title to any estate and all memoranda of such instruments, reference ORS 93.030.

For Value Received

5. UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS: for instruments conveying or contracting to convey fee title to any real estate, reference ORS 93.260.

No Change.

Recorded & Certified

Return to:
Pacific Power
Attn: Kirk Daniels
1950 Mallard Lane
Klamath Falls, OR 97601

CC#: 11176 WO#: 5597688

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, Larry J. Sees as to an undivided 35%, Joan A. Sees, as to an undivided 35%, Michael Bechtholdt, as to an undivided 15% and Eve E. Bechtholdt as to an undivided 15% interest ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), a perpetual easement for a right of way **10** feet in width and **5,410** feet in length and **10** feet in width and **590** 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 A and Exhibit B attached hereto and by this reference made a part hereof:

A portion of:

E ½ E ½ of Section 21, Township 36 South, Range 12 East of the Willamette Meridian.

Assessor's Map No. R-3612-2800-00100-000 and R-3612-000008700-000

Parcel No. 00100-000 and 08700-000

Together with the right of ingress and egress, 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 therefor) the future right to keep the right of way and adjacent lands 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, use or permit any equipment, material or vegetation of any kind that exceeds twelve (12) feet in height, 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 and shall run with the land.

Dated this 31 day of JANUARY, 2012.

Larry J. Sees
Larry J. Sees GRANTOR

Joan A. Sees
Joan A. Sees GRANTOR

Michael Bechtholdt GRANTOR

Eve E. Bechtholdt GRANTOR

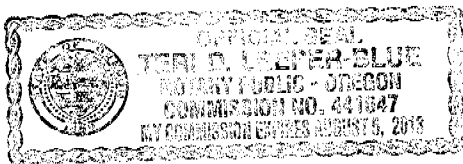
INDIVIDUAL ACKNOWLEDGEMENT

STATE OF OREGON)
)ss
COUNTY OF KLAMATH)

This instrument was acknowledged before me on this 31 day of JANUARY, 2012
by Larry J. Sees and Joan A. Sees.

Teri D. Leeper-Blue
Notary Public

My commission expires: August 5, 2013



The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns and shall run with the land.

Dated this _____ day of _____, 2012.

Larry J. Sees GRANTOR

Joan A. Sees GRANTOR

Michael Bechtholdt GRANTOR

Eve E. Bechtholdt GRANTOR

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF OREGON)
)ss
COUNTY OF KLAMATH)

This instrument was acknowledged before me on this _____ day of _____, 2012
by Larry J. Sees and Joan A. Sees.

[Seal]

Notary Public

My commission expires: _____

STATE OF CALIFORNIA

COUNTY OF Contra Costa)
) ss.

On February 10, 2012 before me, Cynthia D Terry, Notary Public,
DATE

personally appeared **Michael Bechtholdt and Eve E. Bechtholdt**, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the person(s) acted, executed this instrument.

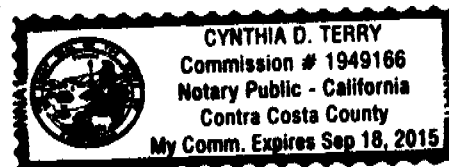
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

C. Terry
SIGNATURE OF NOTARY

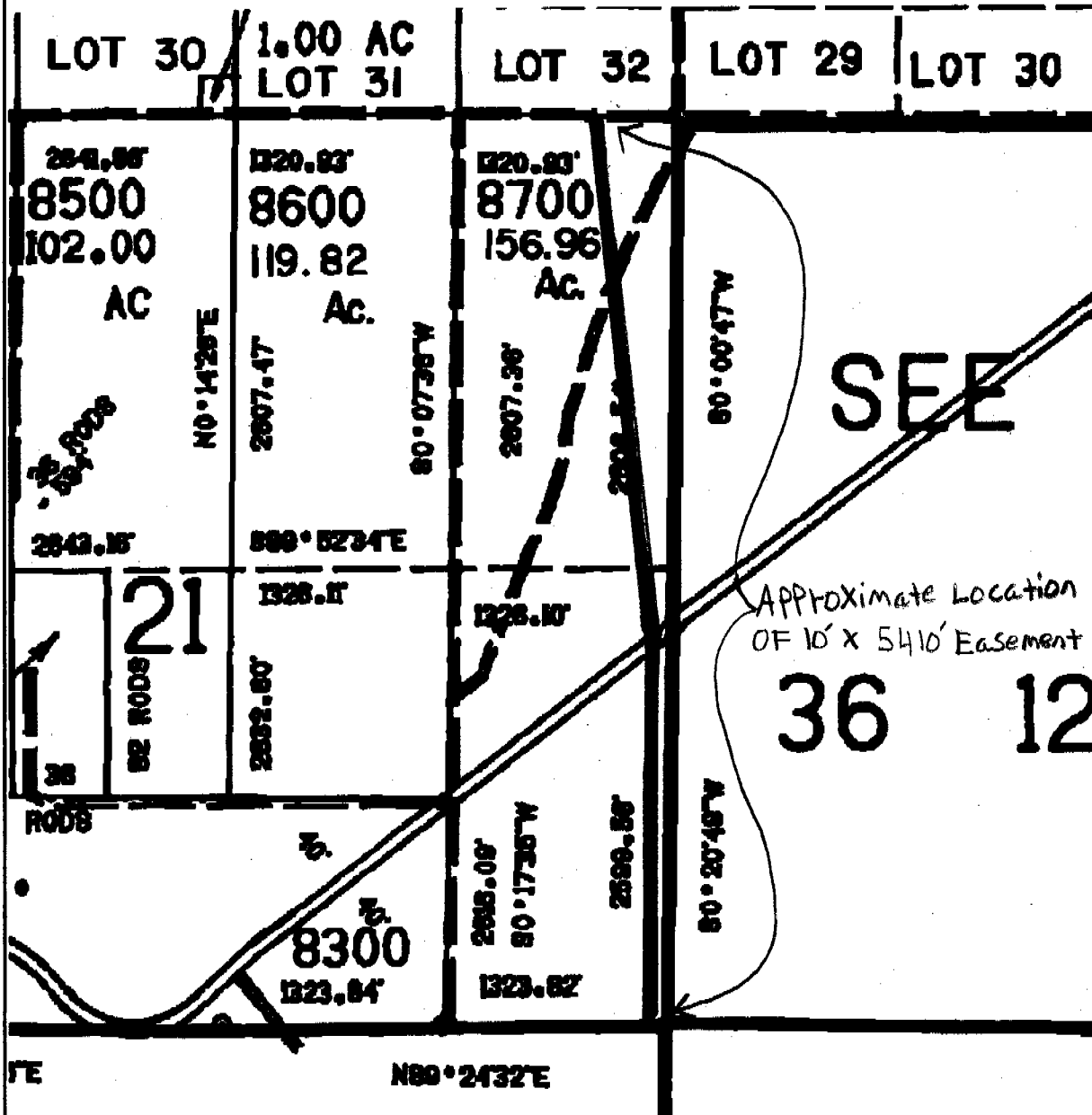
(Seal)



PROPERTY DESCRIPTION

Section: 21, Township: 36 S, Range: 12 E, WILLAMETE Meridian,
KLAMATH County, State of OR.

Map / Tax Lot or Parcel No.: R-3612-000008700-000



CC#:11176 WO#: 5597688

Landowner Name: LARRY SEES

Drawn by: KD

EXHIBIT A

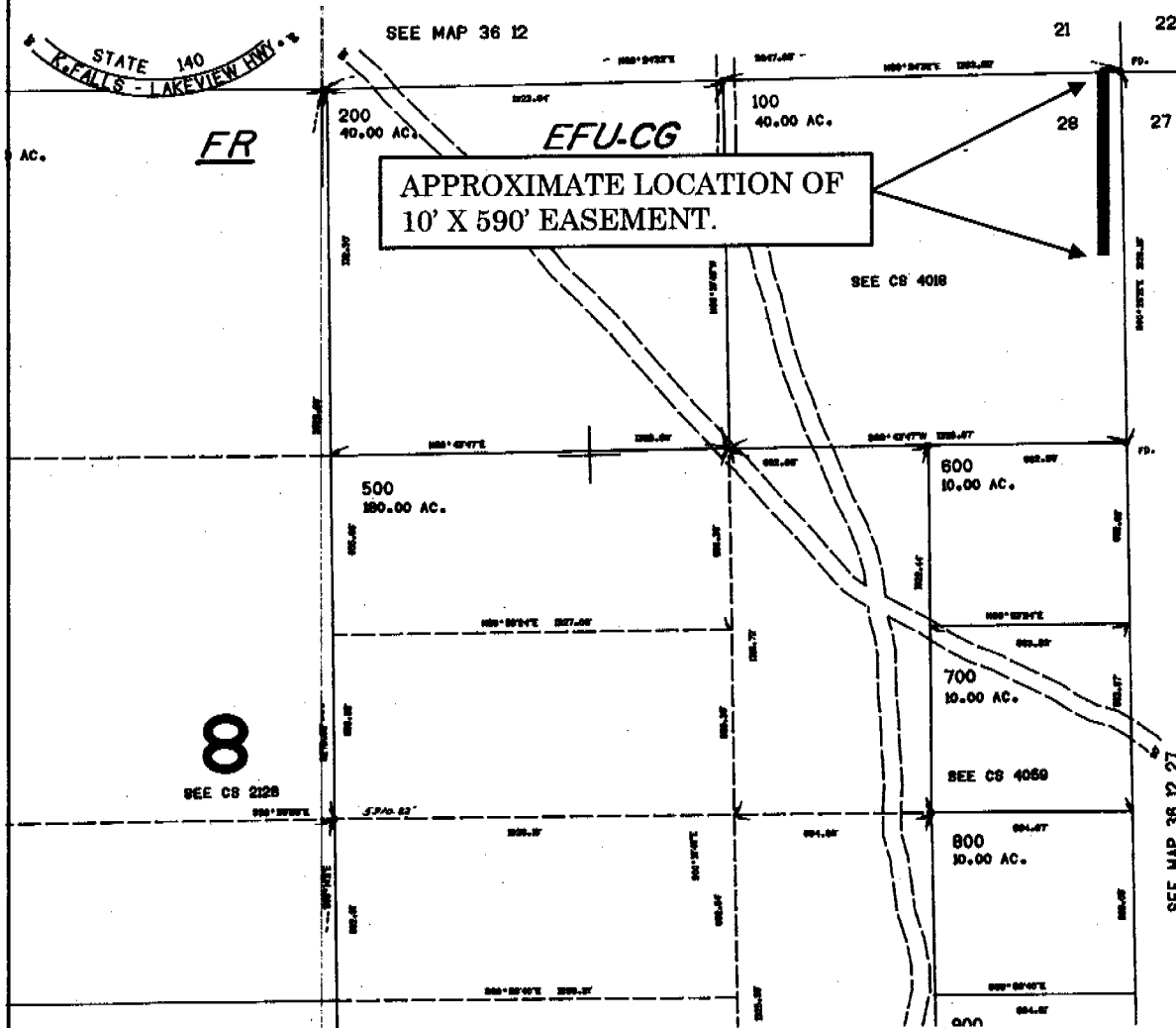
This drawing should be used only as a representation of the location of the easement area. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement area.

PACIFIC POWER
A DIVISION OF PACIFICORP

PROPERTY DESCRIPTION

Section: 28, Township: 36 S, Range: 12 E, WILLAMETE Meridian,
Klamath County, State of OR.

Map / Tax Lot or Parcel No.: R-3612-2800-0100-000



CC#: 11176 WO#: 5597688

Landowner Name: Larry Sees

Drawn by: KD

EXHIBIT B

This drawing should be used only as a representation of the location of the easement area. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement area.

 **PACIFIC POWER**
A DIVISION OF PACIFICORP