SPACE RESERVED FOR RECORDER'S USE

EASEMENT FOR AUTOMOBILE DRIVEWAY

THIS AGREEMENT made and entered into on June 21, 2012 , by and between Kathleen Sanderson , hereinafter called first party, and Ron + La Vaughn Kemnow and Kathleen Sanderson , hereinafter called second party, WITNESSETH:

WHEREAS: First party is the record owner of the following described real property in Klamath County, Oregon (legal description of property):

2nd Add, Nimrod River Park Map + Tax Lot 36 11 9A 4800

and second party is the record owner of the following described real property in that county and state (legal description of property):

2nd Add. Nimrod River Park Map + Tax Lot 36 11 9A 4700

and the two parcels of real estate adjoin one another; and the parties desire to grant to each other an easement and right to use a certain automobile driveway now existing or about to be constructed along and upon a portion of each parcel;

NOW, THEREFORE, in consideration of each party's granting to the other an easement hereinafter described, and other valuable consideration paid to each other, the receipt of which is hereby acknowledged:

First party conveys to second party a perpetual easement for automobile driveway purposes, along and upon that portion of first party's property described as follows (description of that portion of first party's property that the parties will share):

n/a

(CONTINUED)



	No. THERE
Second party conveys to first party a perpetual easement for automobile driveway purposes, along and upon that portion	on of
second party's property described as follows (description of that portion of second party's property that the parties will share)	•
East 85' of north 25' of lot.	
Each party may use the whole automobile driveway in common with the other party, including that portion thereof situations are also as a second situation of the control of	uated
on the property of the other party, for ingress and egress of automobiles and uses incidental thereto.	
Maintenance and the cost of maintenance of all of the real estate described in this easement, if damaged by natural disa	isters
or other events for which all holders of an interest in the easement are blameless, shall be the responsibility of (check one):	both
or other events for which an horders of an interest in the easement are diameters, shall be the responsibility of (check one).	la fan
parties, share and share alike; both parties, with the first party responsible for 50, and the second party responsible	le for
During the existence of this easement, holders of an interest in the easement who are responsible for damage to the ease	ment
because of negligence or abnormal use shall repair the damage at their sole expense.	
In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical charges	anges
shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.	_
IN WITNESS WHEREOF, the parties have executed this instrument on the date stated above; any signature on behalf	fofa
business or other entity is made with the authority of that entity.	or u
business or other entity is made with the authority of that entity.	≥ €30
Kathleen Sanderson Official SEAL DEVIN L. PERKINS	92
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NOTARY PUBLIC-OREGON	Ж
COMMISSION NO. 434722	12 🖔
FIRST PARTY	
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