

2019-006717

Klamath County, Oregon



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06/14/2019 01:38:57 PM

Fee: \$92.00

Return to: Pacific Power
 1950 Mallard Ln.
 Klamath Falls, OR 97601

CC#: 11176 WO#: 6635241

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, **David S. Kopf and Nellie Kopf, as Tenants by the Entirety** ("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 **250** 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 therefor; and pads, transformers, switches, cabinets, vaults on, across, or under the surface of the real property of Grantor in **Klamath** County, State of **Oregon**, as more particularly described as follows and/or shown on Exhibit(s) *A* attached hereto and by this reference made a part hereof:

A portion of:

Unsurveyed Parcel 2 of Land Partition 46-00 being Parcels 1 and 2 of "Land Partition 37-96", situated in the E1/2 of Section 29, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the South 1/16 corner common to Section 28, Township 40 South, Range 8 East of the Willamette Meridian, and said Section 29; thence West, along the East-West Centerline of the SE1/4 of said Section 29, 965.20 feet; thence North 3980.0 feet, more or less, to a point on the North line of said Section 29, from which the E-E 1/64 corner common to Section 20, Township 40 South, Range 8 East of the Willamette Meridian, and said Section 29 bears South 89°58'21" East 344.0 feet; thence South 89°58'21" East 344.0 feet to the said E-E 1/64 corner common to said Sections 20 and 29; thence South 663.6 feet, more or less, to the NE-NE 1/64 corner of said Section 29; thence East 665.8 feet, more or less, to the N-N 1/64 corner common to said Sections 28 and 29; thence South 00°46'09" West 3316.57 feet to the point of beginning.

Assessor's Map No.: 4008-00000-03700-000

Parcel No.: 620448

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 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 conduct or permit any ground penetrating activity or excavation in the right of way without the express written consent of the Grantee. Subject to the foregoing limitations, the right of way may be used for other purposes not inconsistent, as determined by the Grantee, with the purposes for which this easement has been granted.

JURY WAIVER. TO THE FULLEST EXTENT PERMITTED BY LAW, EACH OF THE PARTIES HERETO WAIVES ANY RIGHT IT MAY HAVE TO A TRIAL BY JURY IN RESPECT OF LITIGATION DIRECTLY OR INDIRECTLY ARISING OUT OF, UNDER OR IN CONNECTION WITH THIS EASEMENT. EACH PARTY FURTHER WAIVES ANY RIGHT TO CONSOLIDATE, OR TO REQUEST THE CONSOLIDATION OF, ANY ACTION IN WHICH A JURY TRIAL HAS BEEN WAIVED WITH ANY OTHER ACTION IN WHICH A JURY TRIAL CANNOT BE OR HAS NOT BEEN WAIVED. THIS PARAGRAPH WILL SURVIVE THE EXPIRATION OR TERMINATION OF THIS AGREEMENT.

Grantor represents and warrants that it possesses all right, title and interest in and to the right of way area, free and clear of any lien, security interest, encumbrance, claim, license or other restriction that would interfere with Grantee's use of the right of way area for the purposes contemplated hereunder.

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 05 day of June, 2019



David S. Kopf GRANTOR




Nellie Kopf GRANTOR

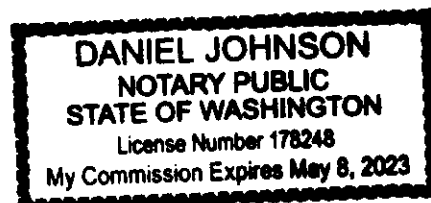
INDIVIDUAL ACKNOWLEDGEMENT

State of Washington }
County of King } SS.

This instrument was acknowledged before me on this 5th day of June, 2019,
by David S. Kopf & Nellie Kopf
Name(s) of individual(s) signing document



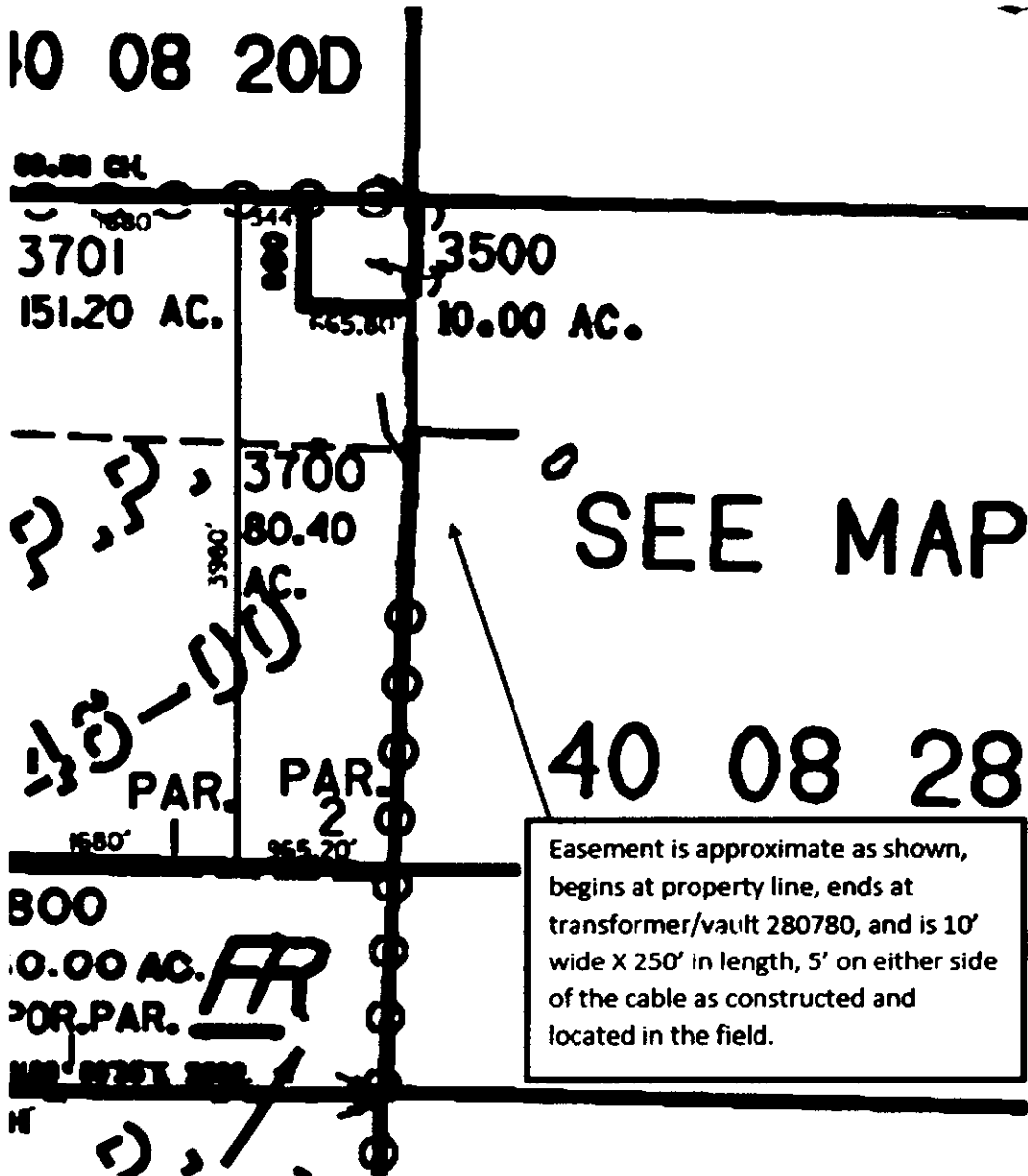
Notary Public
My commission expires: 05/08/2023



PROPERTY DESCRIPTION

In the NE 1/4 of Section 29, Township 40S, Range 08E
of the W.M. Meridian, Klamath County, State of Oregon.

Map / Tax Lot or Assessor's Parcel No.: 4008-00000-03700-000



CC#:11176 WO#: 6635241 ROW#:

Landowner: Kopf

Drawn by: Shelangouski

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