

POWER OF ATTORNEY

Janet E. Haggard

To

Mildred A. Dearing

AFTER RECORDING RETURN TO:

Mildred A. Dearing

3525 Plum Bush Ct.

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

POS

AmériTitle
MTA 326478 1A

2020-000075

Klamath County, Oregon

01/03/2020 10:50:01 AM

Fee: \$82.00

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, Janet E. Haggard have made, constituted and appointed, and by these presents do hereby make, constitute and appoint Mildred A. Dearing my true and lawful attorney in fact ("my attorney") for me and in my name, place and stead, and for my use and benefit to:

Execute any and all documents necessary to sell and convey, mortgage and hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

10835 Hill Rd, Klamath Falls, OR 97603 and more particularly described as follows:

Unsurveyed Parcel 2 Land Partition 53-97, situated in the SW1/4 SW1/4 of Section 32, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

More particularly described as follows:

BEGINNING AT THE SOUTHEAST CORNER OF SAID PARCEL 2, SAID POINT BEING THE WEST 1/16 CORNER COMMON TO SECTION 5, T40S, R10EWM, AND SAID SECTION 32; THENCE N89°58'20"W, ALONG THE SOUTH LINE OF SAID SECTION 32, 1092.79 FEET TO THE EASTERLY RIGHT OF WAY LINE OF THE U.S.R.S. "G" CANAL; THENCE, ALONG THE SAID EASTERLY RIGHT OF WAY LINE, N15°41'40"E 50.28 FEET, ON THE ARC OF A CURVE TO THE LEFT (RADIUS EQUALS 1005.40 FEET AND CENTRAL ANGLE EQUALS 09°10'00") 160.85 FEET, N06°31'40"E 253.60 FEET, ON THE ARC OF A CURVE O THE LEFT (RADIUS EQUALS 623.70 FEET AND CENTRAL ANGLE EQUALS 11°40'00") 127.00 FEET AND N05°08'20"W 111.56 FEET; THENCE, LEAVING THE SAID EASTERLY RIGHT OF WAY LINE, S87°12'27"E 1031.16 FEET TO A POINT ON THE EAST LINE OF THE SAID SW1/4 SW1/4; THENCE S00°11'05"W 646.20 FEET TO THE POINT OF BEGINNING, WITH BEARINGS BASED ON THE PLAT OF "LAND PARTITION 53-97" ON FILE AT THE OFFICE OF THE KLAMATH COUNTY CLERK.

with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my attorney or my attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

In construing this instrument and where the context so requires, the singular includes the plural.

Dated Nov 25, 2019.

Janet E. Haggard

STATE OF Nevada

COUNTY OF Washoe

On this 25th day of November, 2019, personally appeared the above named Janet E. Haggard and acknowledged the foregoing instrument to be his/her voluntary act.

Before me:

Notary Public for Nevada

My commission expires March 1st, 2021

