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05/22/2020 03:34:02 PM

Fee: \$97.00

Returned at Counter

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

CC#: 11176 WO#: 006732596

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, *Stuart Bailey and Julie Bailey* ("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 **500** 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:

LOT 50 TRACT 1475 GRAY ROCKPHASE 4

Assessor's Map No.: **3809-06A0**

Parcel No.: **02200**

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 25 day of April, 2020

Stuart Bailey
Stuart Bailey GRANTOR

Julie Bailey
Julie Bailey GRANTOR

INDIVIDUAL ACKNOWLEDGEMENT

State of _____ }
County of _____ } SS.

This instrument was acknowledged before me on this _____ day of _____, 2____,
by _____.

Name(s) of individual(s) signing document

SEE ATTACHED NOTORIAL
CERTIFICATE

Notary Public

My commission expires: _____

California Acknowledgment Form

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Placer } ss.

On April 25, 2020 before me, Lanita Christian, Notary Public
(here insert name and title of the officer)
personally appeared Stuart Bailey and Julie Bailey

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

Seal

WITNESS my hand and official seal.



Lanita Christian
Signature of Notary

Optional Information

To help prevent fraud, it is recommended that you provide information about the attached document below
This is not required under California State notary public law.

Document Title: Underground Right of Way Easement Notes # of Pages: 4

CC# 11176 WO# 006732596

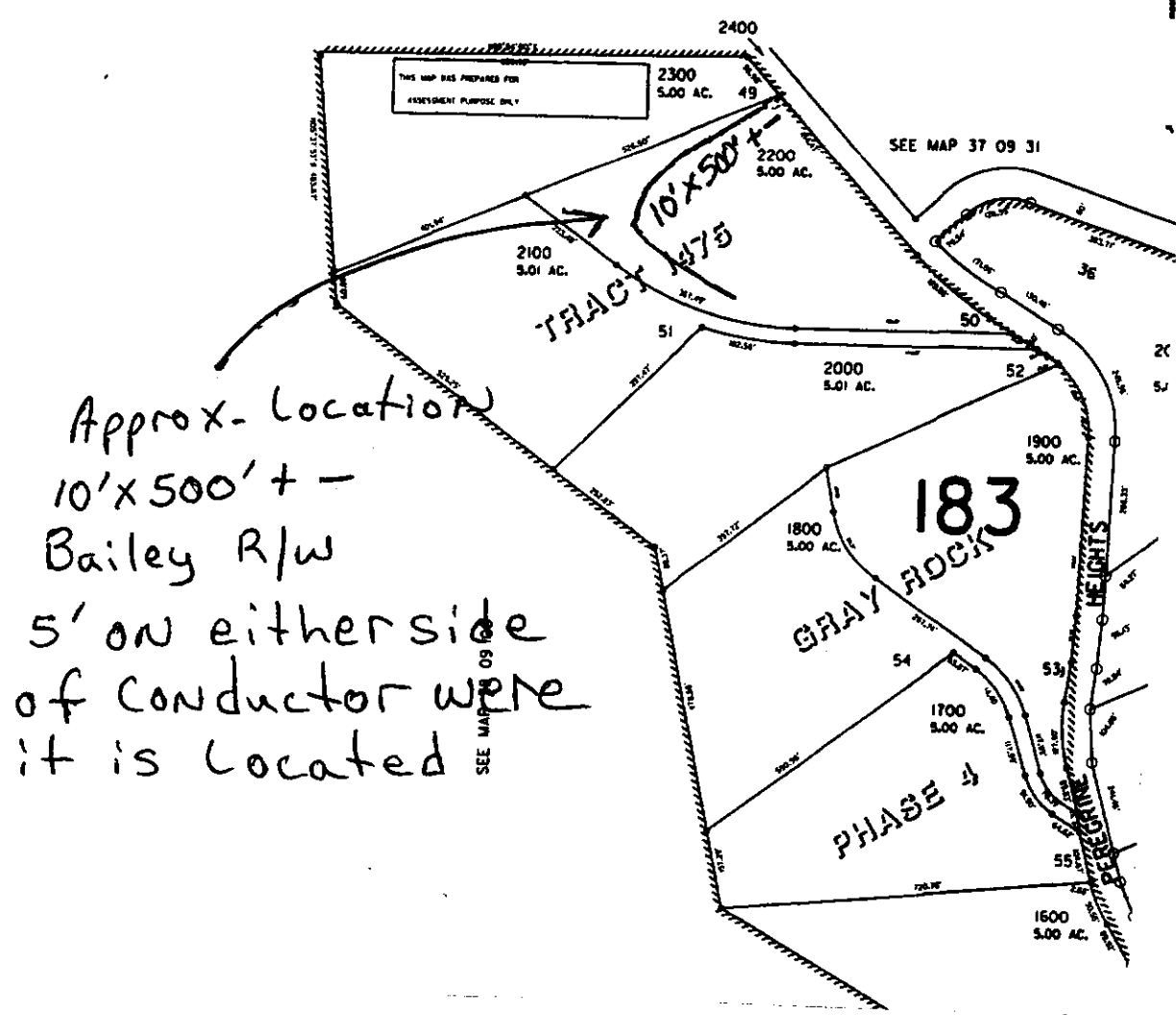
Lot 50 Tract 1475 Gray Rock phase 4

map # 3809-06A0

Parcel # 02200

Property Description

Section: ^{NE 1/4} ~~Sect 6~~ Township: 38 S (N or S) Range: 9 E (E or W) Willamette Meridian
 County: Klamath State: Ore.
 Parcel Number: 022000



Approx. Location
 10'x500'+ -
 Bailey R/W
 5' on either side
 of conductor where
 it is located

CC#: 11176 WO#: 6732596
 Landowner Name: S. Bailey
 Drawn by: P63210

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

EXHIBIT A

PacifiCorp

SCALE: NTS