

Return to: ***Pacific Power
825 NE Multnomah Street
Suite 1700 – Right of Way
Portland, OR 97232***

2021-003664

Klamath County, Oregon

03/11/2021 11:15:01 AM

Fee: \$92.00

ROW#: 20200347

RIGHT OF WAY EASEMENT

For value received, ***Gavin Rajnus LLC, an Oregon limited liability corporation*** (“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 **90** feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of Grantee’s electric power transmission, distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: supporting towers, poles, props, guys and anchors, including guys and anchors outside of the right of way; wires, fibers, cables and other conductors and conduits therefor; and pads, transformers, switches, vaults and cabinets, along the general course now located by Grantee on, over, 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* attached hereto and by this reference made a part hereof:

A portion of:

***The southwest quarter of the northeast quarter of the southwest quarter of Section 35,
Township 40 South Range 11 East of the Willamette Meridian, Klamath County, Oregon***

Assessor’s Map No.: **40 11** Parcel No.: **06001**

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, 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 other purposes not inconsistent, as defined 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 24th day of February, 2021.

Gavin Rajnus LLC

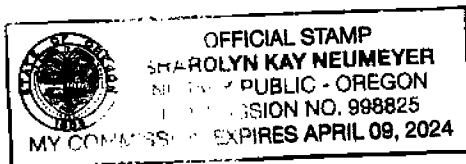



Gavin Rajnus, Member, GRANTOR

REPRESENTATIVE ACKNOWLEDGEMENT

State of Oregon }
County of Klamath } SS.

This instrument was acknowledged before me on this 24th day of February, 2021,
by Gavin Rajnus, as Member, of Gavin Rajnus LLC.



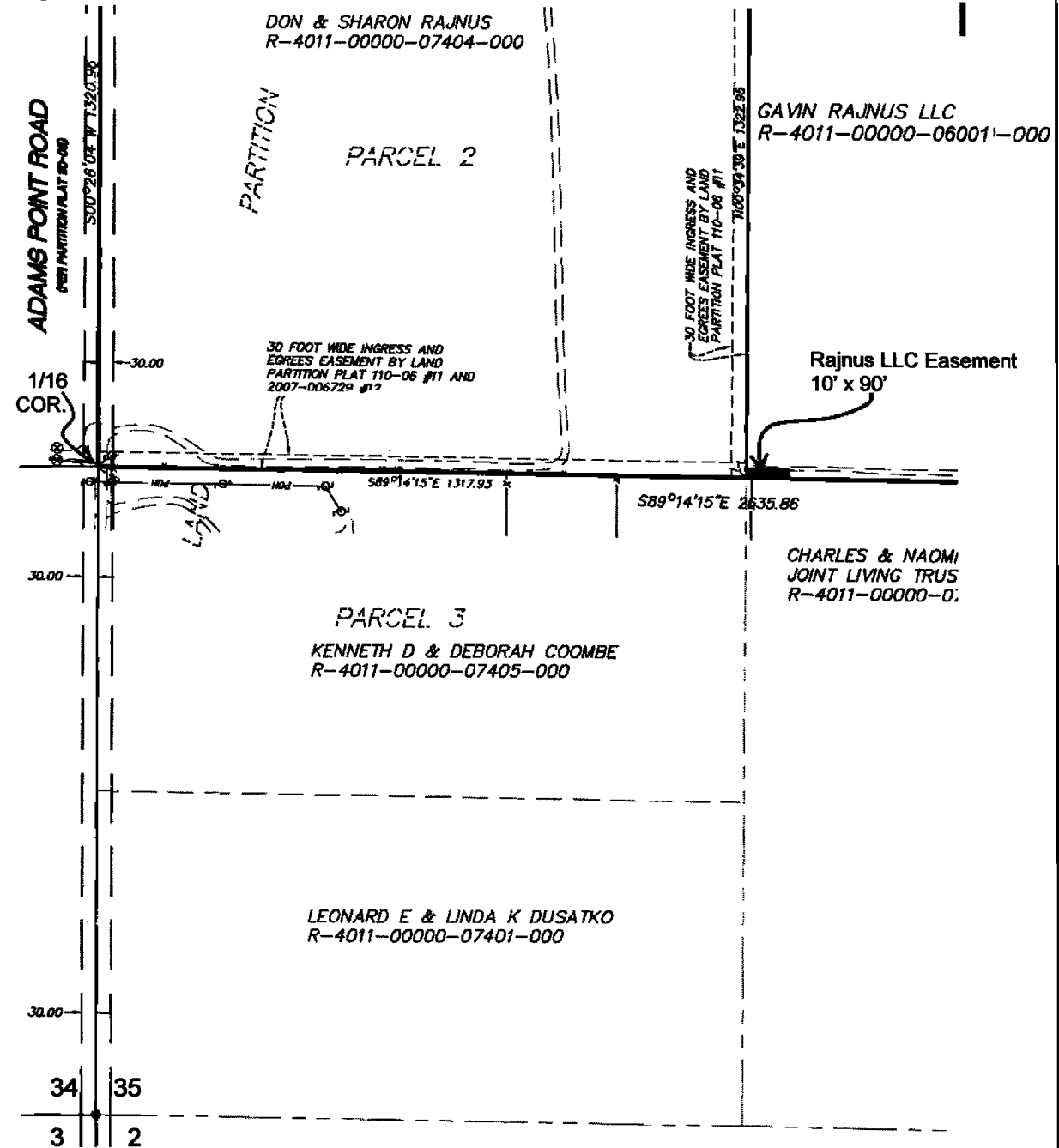


Notary Public
My commission expires: April 9, 2024

PROPERTY DESCRIPTION

In the SW/4 NE/4 SW/4 of Section 35, Township 40 South, Range 11 East
of the Willamette Meridian, Klamath County, State of Oregon.

Map / Tax Lot No.: 40 11 06001



ROW#: 20200347

Landowner: Gavin Rajnus LLC

Drawn by: *[Signature]*

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