

2022-003843

Klamath County, Oregon

03/30/2022 11:51:01 AM

Fee: \$87.00

POWER OF ATTORNEY

Jackie C. Green

to

Scott S. Witter

AFTER RECORDING RETURN TO:

Scott S. Witter

2728 West Main St #74
Medford, OR 97501

POWER OF ATTORNEY TO PURCHASE and/or MORTGAGE REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, Jackie C. Green, have made, constituted and appointed, and by these presents do make, constitute and appoint Scott S. Witter, 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 purchase, 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:

2429 Orchard Ave., Klamath Falls, OR 97601 and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR COMPLETE LEGAL DESCRIPTION.

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, as fully, to all intents and purposes as I might or could do if personally present, hereby ratifying and confirming all that my attorney or my attorney shall lawfully do or cause to be done by virtue hereof.

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

Dated

3/16/2022

Jackie C. Green

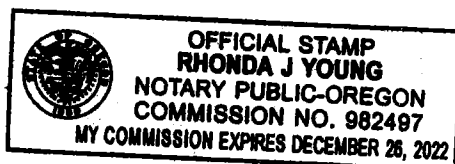
STATE OF

Oregon

COUNTY OF

Jackson

On this 16 day of MAR, 2022, personally appeared the above named Jackie C Green and acknowledged the foregoing instrument to be his/her voluntary act.



Before me:

Rhonda J. Young

Notary Public for

Oregon

My commission expires

12-26-22

EXHIBIT "A"

525695AM

PARCEL 1

All that portion of Lots 5 and 6, Block 125 of MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of Lot 5 in the Northerly line of Orchard Avenue; thence Northeasterly along the lot line 10 feet; thence Northwesterly to a point in the North line of Lot 6, 39 feet East of the Northwest corner of Lot 6; thence West along the North line of Lot 6 and 5 a distance of 57 feet to a point 18 feet West of the said Northwest corner of Lot 6, said point being the Northeast corner of the tract heretofore conveyed to C. A. Briggs, thence Southeasterly along the Easterly line of Briggs Tract 133 feet, more or less, to the Northerly line of the B Lateral; thence Southeasterly along the Northerly line of the B Lateral 60 feet, more or less, to the point of beginning; saving and excepting therefrom the right of way of the said U.S.R.S. Lateral.

PARCEL 2

A tract of land situate in Block 125 of MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the iron pin marking the intersection of the Southwesterly line of the U.S.R.S. B Lateral right of way and the Southerly line of Block 125 of MILLS ADDITION, said point being also the most Easterly corner of Lot 4 of said Block 125; thence South 67° 06' West along the Southerly line of said Block 125, 8.0 feet; thence North 10° 29' West 52.14 feet to an iron pin on the Northerly right of way of said Lateral; thence South 19 degrees 17 1/2' East 51.03 feet to the point of beginning; saving and excepting therefrom the right of way of the said U.S.R.S. Lateral.