

2022-006872

Klamath County, Oregon



00301119202200068720070071

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

06/01/2022 11:37:02 AM

Fee: \$112.00

RW20210513

RIGHT OF WAY EASEMENT

For value received, Collins Timber Company, LLC, an Oregon limited liability company formerly known as Collins Products, LLC, an Oregon limited liability company formerly known as Collins Newco, LLC, an Oregon limited liability company ("Grantor"), hereby grants to PacificCorp, an Oregon corporation, its successors and assigns, ("Grantee"), a perpetual easement for a right of way varying in width and containing 162,776 square feet, 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(s) A & B attached hereto and by this reference made a part hereof:

A portion of:

Parcel 1 of Land Partition 31-97, situated in a portion of Sections 13, 14, 22, 23, 24, 26 and 27, Township 39 South, Range 8 East, Willamette Meridian and a portion of Sections 18 and 19, Township 39 South, Range 9 East, Willamette Meridian, Klamath County, Oregon.

Assessor's Map No. 39S09E18 TL 1000

Parcel No. R580570

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 29th day of April, 2022.

[SIGNATURES ON THE FOLLOWING PAGE]

GRANTOR

Collins Timber Company, LLC, an Oregon limited liability company

By: Eric Schooler

Print: Eric Schooler

Its: Pres / CEO

Date: 4/29/2022

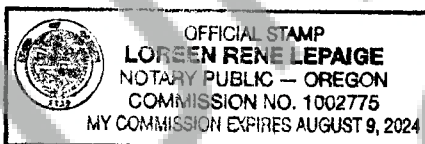
REPRESENTATIVE ACKNOWLEDGEMENT

STATE OF OREGON)

COUNTY OF CLATSOP)

This instrument was acknowledged before me this 29th day of APRIL, 20 22,

by ERIC SCHOOLER as PRESIDENT / CEO for **Collins Timber Company, LLC, an Oregon limited liability company.**



Loreen Rene Lepaige
Notary Public
My Commission expires: AUG. 9, 2024

EXHIBIT "A"

KLAMATH TO SNOW GOOSE T-LINE
DECEMBER 13, 2021
PARCEL 1

ASSESSORS MAP: 39S09E18
TAX LOT NO.: 01000

PARCEL 1 (OVERHEAD POWERLINE EASEMENT)

A PARCEL OF LAND LYING IN THE NORTHEAST ONE-QUARTER OF SECTION 18, TOWNSHIP 39 SOUTH, RANGE 9 EAST, WILLAMETTE MERIDIAN, COUNTY OF KLAMATH, STATE OF OREGON, BEING A PORTION OF THAT TRACT OF LAND CONVEYED TO COLLINS TIMBER COMPANY LLC, PER THAT CERTAIN DOCUMENT NO. 2012-008096, RECORDED OCTOBER 5, 1978, IN THE KLAMATH COUNTY RECORDS, SAID PARCEL BEING 125.00 FEET IN WIDTH, 62.50 FEET EACH SIDE OF THE CENTERLINE DELINEATED BY FOLLOWING THE BELOW NOTED BEARINGS AND DISTANCES.

BEGINNING AT PACIFICORP POWER POLE NUMBER 5/3, BEING SOUTH 43°08'02" WEST A DISTANCE OF 3151.79 FEET FROM THE NORTHWEST SECTION CORNER OF SECTION 17; THENCE NORTH 64°16'09" WEST A DISTANCE OF 1251.59 FEET TO PACIFICORP POWER POLE NUMBER 4/3, SAID POWER POLE BEARS SOUTH 28°00'41" WEST A DISTANCE OF 2942.87 FEET FROM THE NORTHWEST SECTION CORNER OF SECTION 17; THENCE NORTH 51°22'23" WEST A DISTANCE OF 635.91 FEET TO POWER POLE 3/3, SAID POWER POLE BEARS SOUTH WEST 40°29'02" WEST A DISTANCE OF 2894.02 FEET FROM THE NORTHWEST SECTION CORNER OF SECTION 17, SAID POINT ALSO BEING THE TERMINUS OF THE CENTERLINE OF THE OVERHEAD POWERLINE EASEMENT.

EXCEPTING THEREFROM, ALL THAT PORTION LYING WITHIN THE EXISTING RIGHT-OF-WAY OF US HIGHWAY 97 (VOLCANIC LEGACY SCENIC BYWAY).

THE PARCEL OF LAND TO WHICH THIS DESCRIPTION APPLIES CONTAINS 87,119 SQUARE FEET MORE OR LESS.

PARCEL 2 (OVERHEAD POWERLINE EASEMENT)

A PARCEL OF LAND LYING IN THE NORTHEAST ONE-QUARTER OF SECTION 18, TOWNSHIP 39 SOUTH, RANGE 9 EAST, WILLAMETTE MERIDIAN, COUNTY OF KLAMATH, STATE OF OREGON, BEING A PORTION OF THAT TRACT OF LAND CONVEYED TO COLLINS TIMBER COMPANY LLC, PER THAT CERTAIN DOCUMENT NO. 2012-008096, RECORDED OCTOBER 5, 1978, IN THE KLAMATH COUNTY RECORDS, SAID PARCEL BEING 80.00 FEET IN WIDTH, 40.00 FEET EACH SIDE OF THE CENTERLINE DELINEATED BY FOLLOWING THE BELOW NOTED BEARINGS AND DISTANCES.

BEGINNING AT PACIFICORP POWER POLE 3/3, SAID POWER POLE BEARS SOUTH WEST 40°29'02" WEST A DISTANCE OF 2894.02 FEET FROM THE NORTHWEST SECTION CORNER OF SECTION 17; THENCE NORTH 70°41'02" WEST A DISTANCE OF 365.03 FEET TO POWER POLE 2/3, SAID POWER POLE BEARS SOUTH 46°54'10" WEST A DISTANCE OF 3044.92 FEET FROM THE NORTHWEST CORNER OF SECTION 17; THENCE NORTH 70°41'02" WEST A DISTANCE OF 329.80 FEET TO POWER POLE 1/3, SAID POWER POLE BEARS SOUTH 52°07'33" WEST A DISTANCE OF 3210.98 FEET FROM THE NORTHWEST CORNER OF SECTION 17; THENCE NORTH 2°35'52" WEST A DISTANCE OF 382.34 FEET TO POWER POLE 18/2, SAID POWER POLE BEARS SOUTH 58°05'06" WEST A DISTANCE OF 3006.42 FEET FROM THE NORTHWEST CORNER OF SECTION 17; THENCE NORTH 4°59'15" WEST A DISTANCE OF 131.23 FEET TO POWER POLE 17/2, SAID POWER POLE BEARS SOUTH 3°06'24" EAST A DISTANCE OF 4991.16 FEET FROM

THE WEST CORNER OF SECTION 7; THENCE NORTH 86°51'29" EAST A DISTANCE OF 300.16 FEET TO POWER POLE 16/2, SAID POWER POLE BEARS SOUTH 37°56'15" EAST A DISTANCE OF 5156.36 FEET FROM THE WEST CORNER OF SECTION 7; THENCE NORTH 86°08'56" EAST A DISTANCE OF 345.39 FEET TO POWER POLE 15/2, SAID POWER POLE BEARS SOUTH 40°59'53" EAST A DISTANCE OF 5357.57 FEET FROM THE WEST CORNER OF SECTION 7; THENCE NORTH 86°29'47" EAST A DISTANCE OF 352.40 FEET TO POWER POLE 14/2, SAID POWER POLE BEARS SOUTH 43°52'14" EAST A DISTANCE OF 5579.08 FEET FROM THE WEST CORNER OF SECTION 7; THENCE NORTH 86°11'59" EAST A DISTANCE OF 277.67 FEET TO POWER POLE 13/2, SAID POWER POLE BEARS SOUTH 45°59'02" EAST A DISTANCE OF 5761.74 FEET FROM THE WEST SECTION CORNER OF SECTION 7, SAID POINT ALSO BEING THE TERMINUS OF THE CENTERLINE OF THE OVERHEAD POWERLINE EASEMENT.

EXCEPTING THEREFROM, ALL THAT PORTION LYING WITHIN THE EXISTING RIGHT-OF-WAY OF US HIGHWAY 97 (VOLCANIC LEGACY SCENIC BYWAY).

THE PARCEL OF LAND TO WHICH THIS DESCRIPTION APPLIES CONTAINS 75,657 SQUARE FEET MORE OR LESS.

ATTACHED HERETO IS A DRAWING LABELED EXHIBIT "B" FOR ILLUSTRATION PURPOSES AND BY THIS REFERENCE MADE A PART HEREOF.



EXPIRATION DATE: 12/31/21

EXHIBIT "B"

EXISTING POWERLINE EASEMENT
VOL M81 PG 6510

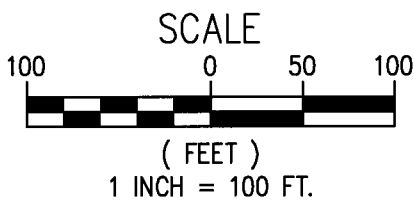
NEW PPL 3/3

SEE SHEET 2
DIRT ACCESS ROAD
N51°22'23"W
±481.27'
±41.29'
±36.37'
±46.61'
±25'635.91'
1/4" ASPHALT ACCESS ROAD
BARBED WIRE FENCE
DRAINAGE CULVERT UNDER ROAD
±26.07'
±50.90'
±88.34'N64°16'09"W
1251.59'
±173.42'
±32.57'
±36.09'
23.02'
±29.82'
±33.19'
±13.00'
±10.29'DECIDUOUS TREE
CHAIN LINK FENCE
DECIDUOUS TREE
DIRT ACCESS ROAD
RAIL TRACKS
NEW PPL 5/3
KLAMATH RIVER

PARCEL 1
OVERHEAD POWERLINE EASEMENT
THROUGH TAXLOT
3909-01800-01000
(AREA = ±87119 SQFT)

NEW PPL 4/3

TAXLOT: 3909-01800-01000
OWNER: COLLINS TIMBER COMPANY LLC
ADDRESS: 4940 HWY 97 S,
KLAMATH FALLS, OR 97603
VESTING DEED: 1992-007557,
RECORDED APRIL 10, 1992



S40°29'02"W
2894.02'

S28°00'41"W
2942.87'

N4°38'02"E
3151.79'

EXISTING POWERLINE HIGHWAY
PERMIT NO.20779

(VOLCANIC LEGACY SCENIC BYWAY)
US HIGHWAY 97

SHEET NUMBER
1 OF 2

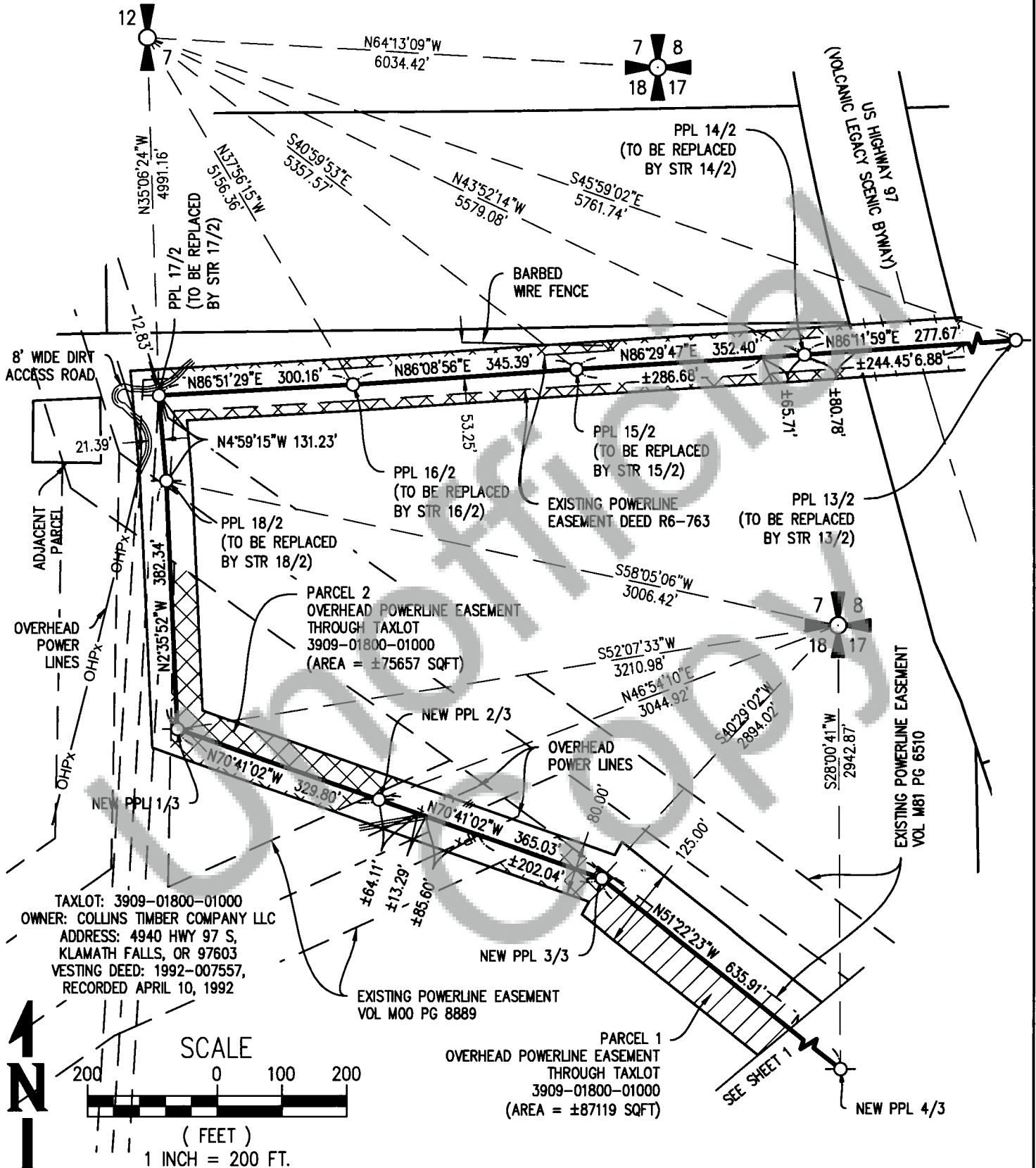
EXHIBIT "B"
PACIFICORP
T39S. R9E. SEC 18
KLAMATH COUNTY, OREGON

DRAWING INFO
C000178.00
C000178.00-EXHIBITS
1" = 100'

SHEET INFO
DRAWN AS
CHECKED TF
LAST EDIT 12/13/2021
PLOT DATE 12/13/2021

WHPacific
an NVS Company
9450 SW Commerce Circle, Suite 300
Wilsonville, OR 97010
503-625-5455 Fax 503-526-0775
www.nvs.com

EXHIBIT "B"



SHEET NUMBER

2 OF 2

EXHIBIT "B"
PACIFICORP
T39S. R9E. SEC 18
KLAMATH COUNTY, OREGON

DRAWING INFO

C000178.00

C000178.00-EXHIBITS

1" = 200'

SHEET INFO

DRAWN AS

CHECKED TF

LAST EDIT 12/13/2021

PLOT DATE 12/13/2021

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