

Return to: **Pacific Power**
Attn: Right of Way Department
825 NE Multnomah St., Suite 1700
Portland, OR 97232

RW20230188
WO#: 10074734

RIGHT OF WAY EASEMENT

For value received, **Douglas E. Neil and Beverly G. Neil, husband and wife**, (“Grantor”), hereby grants to PacificCorp, an Oregon corporation, its successors and assigns (“Grantee”), a perpetual easement for a right of way **100** feet in width and **6,665** 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 **Exhibits “A-1”, “B-1”, “A-2” and “B-2”** attached hereto and by this reference made a part hereof:

A portion of:

Township 39 South, Range 11 East of the Willamette Meridian
Section 35: Government Lots 3, 4, 5, 6, and the NW ¼.

Assessor’s Map No.: **39S 11E 9800** Parcel No.: **3911-00000-09800**

and

Township 40 South, Range 12 East of the Willamette Meridian
Section 2: Government Lots 1 and 2.

Assessor’s Map No.: **40S 12E 300** Parcel No.: **4012-00000-00300**

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.

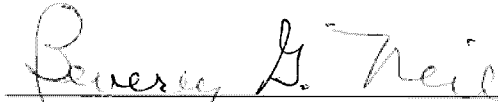
Grantor represents and warrants that it possesses all right, title and interest in and to the right of way area, free and clear of any lien, security interest, encumbrance, claim, license or other restriction that would interfere with Grantee's use of the right of way area for the purposes contemplated 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 22nd day of December, 2023.



Douglas E. Neil, GRANTOR



Beverly G. Neil, GRANTOR

INDIVIDUAL ACKNOWLEDGEMENT

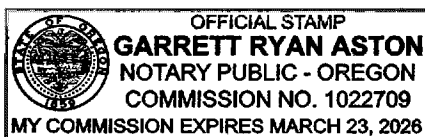
State of Oregon
County of Klamath } SS.

This instrument was acknowledged before me on this 22 day of December, 2023, by **Douglas E. Neil**.



Notary Public

My commission expires: 3/23/2026



INDIVIDUAL ACKNOWLEDGEMENT

State of Oregon
County of Klamath } SS.

This instrument was acknowledged before me on this 22 day of December, 2023, by **Beverly G. Neil**.

[Signature]
Notary Public
My commission expires: 3/23/2026

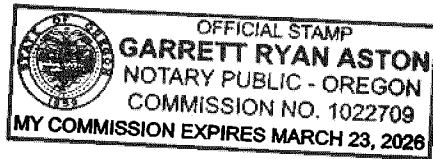
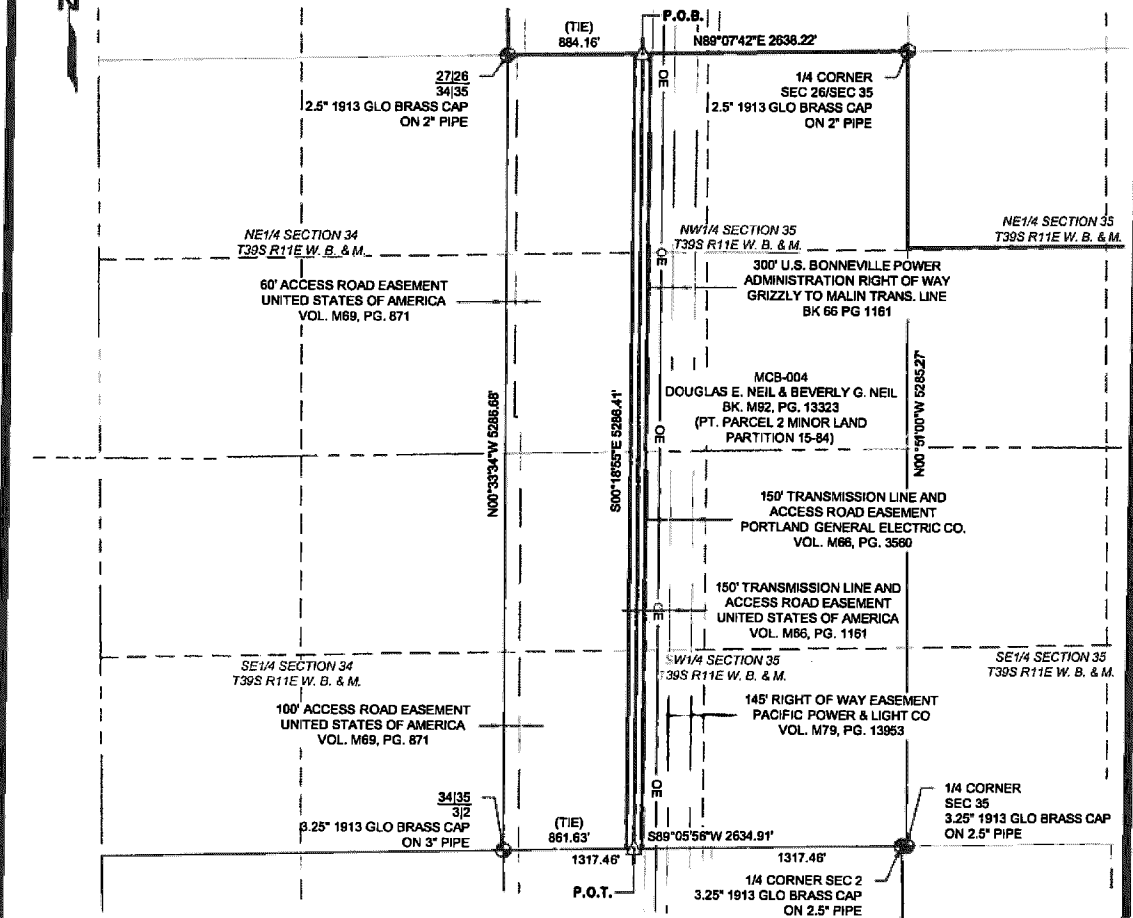


EXHIBIT A-1

DOUGLAS E. NEIL & BEVERLY G. NEIL
BK. M92, PG. 13323
LOCATED IN THE WEST ONE-HALF OF
SECTION 35, T. 39 S., R. 11 E.,
W. B. & M., KLAMATH COUNTY, OREGON

0 1000' 2000'



DOUGLAS E. NEIL AND BEVERLY G. NEIL
EASEMENTS

TOTAL PERMANENT
EASEMENT 12.136 AC. / 5286.41 FT. OR 320.39 RODS
HEREON.

LEGEND

—	CENTERLINE
---	SECTION LINE
- - -	QUARTER SECTION LINE
- - -	QUARTER QUARTER SECTION LINE
---	PARCEL BOUNDARY
X	FENCE LINE
OE	EXISTING OVERHEAD POWER
TIE	TIE
P.O.C.	POINT OF COMMENCEMENT
P.O.B.	POINT OF BEGINNING
P.O.T.	POINT OF TERMINUS
●	FOUND SECTION CORNER
△	CALCULATED SECTION CORNER

NOTES:

1. HORIZONTAL DATUM- UTM10 NORTH, NAD83, INTERNATIONAL FOOT.
2. THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED LAND SURVEY.
3. THIS DESCRIPTION WAS PREPARED UTILIZING A STATUS OF RECORD TITLE PREPARED BY AMERITITLE AND DATED DECEMBER 2, 2022, THEREFORE SURVEYING AND MAPPING, LLC HAS NOT RESEARCHED OR SHOWN ANY OTHER EASEMENTS, RIGHTS OF WAY, VARIANCES AND OR AGREEMENTS OF RECORD EXCEPT AS SHOWN HEREON.

DATE: 06/09/2023
SCALE: 1"=1000'
SURVEYOR: DWG
TECHNICIAN: ARBNOL SOPAJ
CHECKED BY:
DRAWING: 77146 - MCB-004 DWG

SAM

SURVEYING AND MAPPING LLC (SAM)
488 East Winchester St., Ste. 125
Murray UT, 84107
PH: (801) 801-4342
EMAIL: SAM@SAM.BIZ

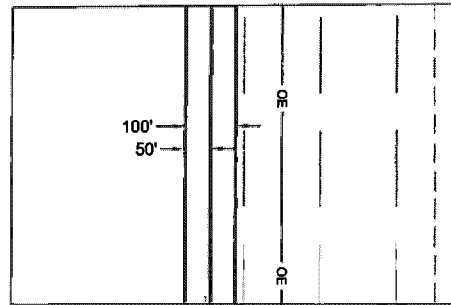
PROJECT: 1021077148
KLAMATH T-LINE EASEMENT
S26 T39S-R11E

SHEET 1 OF 2

EXHIBIT A-1

DOUGLAS E. NEIL & BEVERLY G. NEIL
BK. M92, PG. 13323
LOCATED IN THE WEST ONE-HALF OF
SECTION 35, T. 39 S., R. 11 E.,
W. B. & M., KLAMATH COUNTY, OREGON

0 1000' 2000'



DETAIL "A"
(NOT TO SCALE)

DOUGLAS E. NEIL AND BEVERLY G. NEIL
EASEMENTS

TOTAL PERMANENT
EASEMENT 12.136 AC. / 5286.41 FT. OR 320.39 RODS

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
SEPTEMBER 14, 2021
TYLER GENE TRUJILLO
93279PLS

EXPIRATION DATE: 6/30/2024

LEGEND

—————	CENTERLINE
—————	SECTION LINE
—————	QUARTER SECTION LINE
—————	QUARTER QUARTER SECTION LINE
—————	PARCEL BOUNDARY
—X—	FENCE LINE
—OE—	EXISTING OVERHEAD POWER
—TIE—	TIE
P.O.C.	POINT OF COMMENCEMENT
P.O.B.	POINT OF BEGINNING
P.O.T.	POINT OF TERMINUS
⊕	FOUND SECTION CORNER
△	CALCULATED SECTION CORNER

NOTES:

1. HORIZONTAL DATUM- UTM10 NORTH, NAD83, INTERNATIONAL FOOT.
2. THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED LAND SURVEY.
3. THIS DESCRIPTION WAS PREPARED UTILIZING A STATUS OF RECORD TITLE PREPARED BY AMERITITLE AND DATED DECEMBER 2, 2022, THEREFORE SURVEYING AND MAPPING, LLC HAS NOT RESEARCHED OR SHOWN ANY OTHER EASEMENTS, RIGHTS OF WAY, VARIANCES AND OR AGREEMENTS OF RECORD EXCEPT AS SHOWN HEREON.

DATE: 09/09/2023
SCALE: 1"=1000'
SURVEYOR: DMC
TECHNICIAN: ARBNOL SOPAJ
CHECKED BY:
DRAWING: 77148 - MCB-004 DWG

SAM

SURVEYING AND MAPPING LLC (SAM)
488 East Winchester St., Ste. 125
Murray UT, 84107
Ph: (801) 601-4342
EMAIL: SAM@SAM.BIZ

PROJECT: 1023077148
KLAMATH-LINE EASEMENT
S26 T39S-R11E

SHEET 2 OF 2

EXHIBIT "B-1"**DESCRIPTION – PERMANENT EASEMENT**

**PACIFICORP
MALIN TO CASEBEER
TRANSMISSION LINE**

**DOUGLAS E. NEIL & BEVERLY G. NEIL
MCB-OR-KL-004**

A PORTION OF THE WEST ONE-HALF OF THE WEST ONE-HALF OF SECTION 35, TOWNSHIP 39 SOUTH, RANGE 11 EAST OF THE WILLAMETTE BASE AND MERIDIAN, COUNTY OF KLAMATH, STATE OF OREGON, DESCRIBED AS FOLLOWS:

PERMANENT EASEMENT

A 100.00 FOOT WIDE STRIP, BEING 50.00 FEET AS MEASURED PERPENDICULAR, LEFT AND RIGHT OF THE FOLLOWING DESCRIBED CENTERLINE;

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 35, BEING A FOUND 2.5" GLO BRASS CAP STAMPED (1913), THENCE NORTH 89°07'42" EAST A DISTANCE OF 884.16 FEET ALONG THE NORTH LINE OF SAID SECTION 35 TO THE **POINT OF BEGINNING**;

THENCE SOUTH 00°18'55" EAST, OVER AND ACROSS SAID SECTION 35, A DISTANCE OF 5286.41 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION 35 AND THE **POINT OF TERMINUS**, FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION 35, BEING A FOUND 3.25" GLO BRASS CAP STAMPED (1913) BEARS SOUTH 89°05'56" WEST A DISTANCE OF 861.63 FEET;

CONTAINING 12.136 ACRES OF LAND (528,641 SQUARE FEET) OF LAND, MORE OR LESS. THE TOTAL LENGTH OF THE ABOVE DESCRIBED CENTERLINE IS 5286.41 FEET, 320.39 RODS.

THE SIDE LINES OF SAID EASEMENT ARE TO BE SHORTENED OR EXTENDED TO TERMINATE ON PROPERTY LINES.



EXPIRATION DATE: 6/30/2024

TYLER GENE TRUJILLO
OREGON PROFESSIONAL LAND SURVEYOR NO. 93279

FOR AND ON BEHALF OF
SURVEYING AND MAPPING, LLC

NOTES:

1. SEE THE ATTACHED EXHIBIT BY WHICH THIS REFERENCE IS MADE PART HEREOF.
2. THIS DESCRIPTION WAS PREPARED UTILIZING A STATUS OF RECORD TITLE PREPARED BY AMERITITLE AND DATED DECEMBER 2, 2022, THEREFORE SURVEYING AND MAPPING, LLC HAS NOT RESEARCHED OR SHOWN ANY OTHER EASEMENTS, RIGHTS OF WAY, VARIANCES AND OR AGREEMENTS OF RECORD EXCEPT AS SHOWN HEREON.
3. BEARINGS SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND/OR THE ONLINE POSITIONING USER SERVICE OFFERED BY THE N.G.S. AND PROJECTED TO "UTM10 NORTH, NAD83, INTERNATIONAL FOOT.
4. DISTANCES SHOWN HEREON ARE IN US SURVEY FEET GRID. THE COMBINED FACTOR USED TO OBTAIN THE GRID DISTANCES IS 0.999597623.

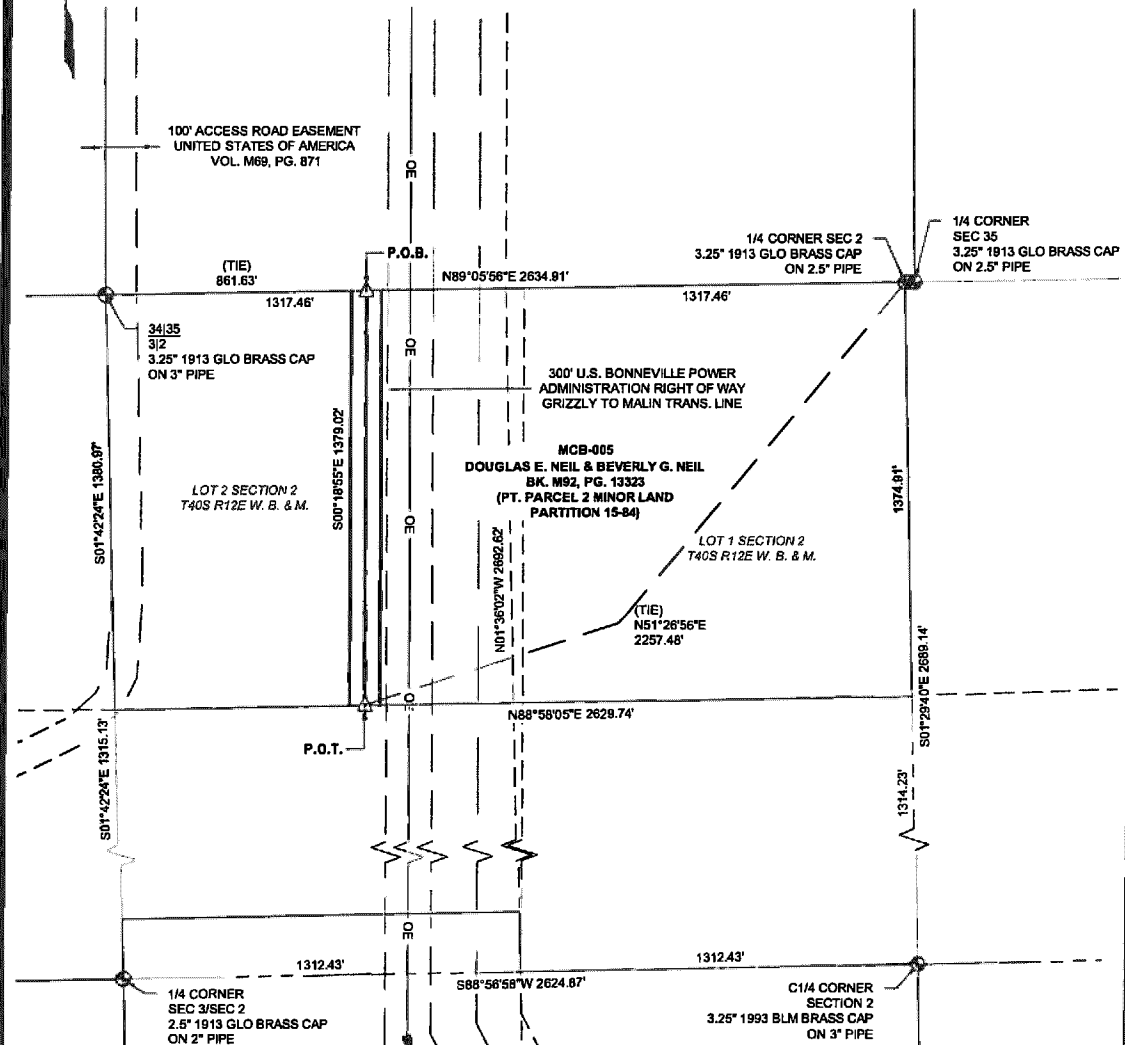
PROJ. NO. 1023077148
PREPARED BY: TYLER G. TRUJILLO
DATE PREPARED: 06/12/2023
FOR AND ON BEHALF OF SURVEYING AND MAPPING, LLC
488 EAST WINCHESTER ST., SUITE 125
MURRAY UT, 84107 - 385.255.0115
MCB 4
PRINTED: 7/17/2023 2:21:00 PM Arbnol Sopaj

REVISIONS

NO.	DATE	BY	DESCRIPTION
0	6/27/23	DWC	FINALIZE
1	7/17/23	DWC	CLIENT REDLINE REVISIONS

EXHIBIT A-2

DOUGLAS E. NEIL & BEVERLY G. NEIL
BK. M92, PG. 13323
LOCATED IN LOT 2 (NORTHWEST ONE-QUARTER OF
THE NORTHWEST ONE-QUARTER) OF
SECTION 2, T. 40 S., R. 12 E.,
W. B. & M., KLAMATH COUNTY, OREGON



DOUGLAS E. NEIL & BEVERLY G. NEIL
EASEMENTS
TOTAL PERMANENT
EASEMENT 3.166 AC. / 1379.02 FT. OR 83.58 RODS

LEGEND

	CENTERLINE
	SECTION LINE
	QUARTERSECTION LINE
	QUARTER QUARTER SECTION LINE
	PARCEL BOUNDARY
	FENCE LINE
	EXISTING OVERHEAD POWER
	TIE
	P.O.C. POINT OF COMMENCEMENT
	P.O.B. POINT OF BEGINNING
	P.O.T. POINT OF TERMINUS
	FOUND SECTION CORNER
	CALCULATED SECTION CORNER

NOTES:

- HORIZONTAL DATUM- UTM10 NORTH, NAD 83, INTERNATIONAL FOOT.
- THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED LAND SURVEY.
- DESCRIPTION WAS PREPARED UTILIZING A STATUS OF RECORD TITLE PREPARED BY AMERITITLE AND DATED NOVEMBER 21, 2022, THEREFORE SURVEYING AND MAPPING, LLC HAS NOT RESEARCHED OR SHOWN ANY OTHER EASEMENTS, RIGHTS OF WAY, VARIANCES AND OR AGREEMENTS OF RECORD EXCEPT AS SHOWN HEREON.

DATE: 08/09/2023
SCALE: 1"=500'
SURVEYOR: DWG
TECHNICIAN: ARBNOL SOPAJ
CHECKED BY:
DRAWING: 77148 - MCB-005.DWG



SURVEYING AND MAPPING LLC (SAM)
488 East Winchester St., Ste. 125
Murray UT, 84107
Ph: (801) 601-4342
EMAIL: SAM@SAM.BIZ

PROJECT: 1021077148
KLAMATH T-LINE EASEMENT
S2 T40S-R12E

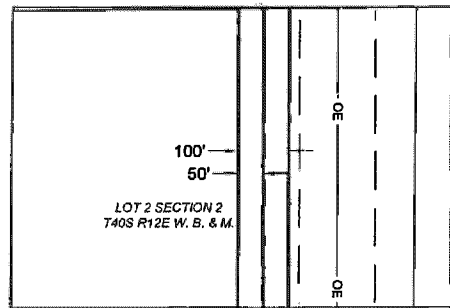
SHEET 1 OF 2

EXHIBIT A-2

DOUGLAS E. NEIL & BEVERLY G. NEIL
BK. M92, PG. 13323
LOCATED IN LOT 2 (NORTHWEST ONE-QUARTER OF
THE NORTHWEST ONE-QUARTER) OF
SECTION 2, T. 40 S., R. 12 E.,
W. B. & M., KLAMATH COUNTY, OREGON



N



DETAIL "A"
(NOT TO SCALE)

DOUGLAS E. NEIL & BEVERLY G. NEIL EASEMENTS	
TOTAL PERMANENT EASEMENT	3.166 AC. / 1379.02 FT. OR 83.58 RODS

REGISTERED
PROFESSIONAL
LAND SURVEYOR

[Signature]
OREGON
SEPTEMBER 14, 2021
TYLER GENE TRUJILLO
93278PLS

EXPIRATION DATE: 6/30/2024

LEGEND

	CENTERLINE
	SECTION LINE
	QUARTER SECTION LINE
	QUARTER QUARTER SECTION LINE
	PARCEL BOUNDARY
	FENCE LINE
	EXISTING OVERHEAD POWER
	TIE
	POINT OF COMMENCEMENT
	POINT OF BEGINNING
	POINT OF TERMINUS
	FOUND SECTION CORNER
	CALCULATED SECTION CORNER

NOTES:

- HORIZONTAL DATUM- UTM10 NORTH, NAD 83, INTERNATIONAL FOOT.
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DATE: 06/15/2023
SCALE: 1"=100'
SURVEYOR: DWC
TECHNICIAN: ARBNOL SOPAJ
CHECKED BY:
DRAWING: 77148 - MCB-005-DWC



SURVEYING AND MAPPING LLC (SAM)
488 East Winchester St., Ste. 125
Murray UT, 84107
Ph: (801) 601-4342
EMAIL: SAM@SAM.BIZ

PROJECT: 1023077148
KLAMATH T-LINE EASEMENT
S2 T40S-R12E

SHEET 2 OF 2

EXHIBIT "B-2"

DESCRIPTION – PERMANENT EASEMENT

PACIFICORP
MALIN TO CASEBEER
TRANSMISSION LINE

DOUGLAS E. NEIL & BEVERLY G. NEIL
MCB-OR-KL-005

A PORTION OF THE EAST ONE-HALF OF LOT 2, SECTION 2, TOWNSHIP 40 SOUTH, RANGE 12 EAST OF THE WILLAMETTE BASE AND MERIDIAN, COUNTY OF KLAMATH, STATE OF OREGON, DESCRIBED AS FOLLOWS:

PERMANENT EASEMENT

A 100.00 FOOT WIDE STRIP, BEING 50.00 FEET AS MEASURED PERPENDICULAR, LEFT AND RIGHT OF THE FOLLOWING DESCRIBED CENTERLINE;

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 2, BEING A FOUND 3.25" GLO BRASS CAP (1913), THENCE NORTH 89°05'56" EAST A DISTANCE OF 861.63 FEET ALONG THE NORTH LINE OF SAID LOT 2 TO THE **POINT OF BEGINNING**;

THENCE SOUTH 00°18'55" EAST, OVER AND ACROSS SAID LOT 2, A DISTANCE OF 1379.02 FEET TO THE SOUTH LINE OF SAID LOT 2 AND THE **POINT OF TERMINUS**, FROM WHICH THE NORTH ONE-QUARTER CORNER OF SAID SECTION 2, BEING A FOUND 3.25" GLO BRASS CAP (1913) BEARS NORTH 51°26'56" EAST A DISTANCE OF 2257.48 FEET.

CONTAINING 3.166 ACRES OF LAND (137,902 SQUARE FEET) OF LAND, MORE OR LESS. THE TOTAL LENGTH OF THE ABOVE DESCRIBED CENTERLINE IS 1379.02 FEET, 83.58 RODS.

THE SIDE LINES OF SAID EASEMENT ARE TO BE SHORTENED OR EXTENDED TO TERMINATE ON PROPERTY LINES.



EXPIRATION DATE: 6/30/2024

TYLER GENE TRUJILLO
OREGON PROFESSIONAL LAND SURVEYOR NO. 93279

FOR AND ON BEHALF OF
SURVEYING AND MAPPING, LLC

NOTES:

1. SEE THE ATTACHED EXHIBIT BY WHICH THIS REFERENCE IS MADE PART HEREOF.
2. DESCRIPTION WAS PREPARED UTILIZING A STATUS OF RECORD TITLE PREPARED BY AMERITITLE AND DATED NOVEMBER 21, 2022, THEREFORE SURVEYING AND MAPPING, LLC HAS NOT RESEARCHED OR SHOWN ANY OTHER EASEMENTS, RIGHTS OF WAY, VARIANCES AND OR AGREEMENTS OF RECORD EXCEPT AS SHOWN HEREON.
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4. DISTANCES SHOWN HEREON ARE IN US SURVEY FEET GRID. THE COMBINED FACTOR USED TO OBTAIN THE GRID DISTANCES IS 0.999597623.

PROJ. NO. 1023077148
PREPARED BY: TYLER G. TRUJILLO
DATE PREPARED: 06/12/2023
FOR AND ON BEHALF OF SURVEYING AND MAPPING, LLC
488 EAST WINCHESTER ST., SUITE 125
MURRAY UT, 84107 – 385.255.0115
MCB 5
PRINTED: 7/17/2023 2:25:00 PM Arbol Sopaj

REVISIONS

NO.	DATE	BY	DESCRIPTION
0	6/27/23	DWC	FINALIZE
1	7/17/23	DWC	CLIENT REDLINE REVISIONS