

First American Title 4131515LT

WHEN RECORDED MAIL TO:
U.S. Department of the Interior
Bureau of Reclamation
California-Great Basin, CGB-450
2800 Cottage Way
Sacramento, CA 95825-1898

2024-006611
Klamath County, Oregon
07/30/2024 09:58:02 AM
Fee: \$277.00

STATUTORY WARRANTY DEED
(Oregon)

Contract No. [24-LC-20-3234]

Assessor Parcel No. 819617, 765103, 489803, 767584, 767904, 767913, 489796, 490249

Portions of Assessor Parcel No: 428380, 767600, 489812, 767628, 771999

PacifiCorp, an Oregon corporation formerly known as Pacific Power & Light Company, successor in interest to The California Oregon Power Company ("Grantor"), hereby CONVEYS AND WARRANTS to the United States of America and its assigns ("Grantee"), acting pursuant to the provisions of the Reclamation Act of 1902 (ch. 1093, 32 Stat. 388), and acts amendatory thereof and supplementary thereto; the Fish and Wildlife Coordination Act (16 USC 661 *et seq.*), as amended and the Klamath Hydroelectric Settlement Agreement dated February 18, 2010, as amended April 6, 2016, and November 30, 2016, (collectively, the "KHSa") the following described real property free of encumbrances except as specifically set forth herein:

The real property described in Exhibit A attached hereto (the "Property").

TOGETHER WITH perpetual road easements (collectively, the "Easement") for the purposes of ingress, egress and use on, over, through, and across lands as described in Exhibit B, attached hereto (the "Easement Area"), and all other appurtenances thereto belonging or in anywise appertaining improvements, if any, but excluding all water rights, if any. Grantor, its successors and assigns, reserve the right to use and enjoy the Easement for any purpose which will not unreasonably interfere with the easement rights and privileges herein granted to Grantee. The Easement is subject to any and all easements, rights of way, encumbrances and restrictions appearing of record or enforceable in law or equity. The rights and obligations of the Grantor and Grantee shall be binding upon and shall benefit their respective heirs, successors and assigns and shall run with the land and;

TOGETHER WITH all appurtenances thereto belonging or in anywise appertaining improvements, if any, but excluding all water rights, if any.

EXCEPTING AND RESERVING THEREFROM those interests and rights reserved to Grantor as set forth in Exhibit C and Exhibit D attached hereto.

The true and actual consideration for the transfer consists of other property or value given or promised, which is either part or the whole consideration. This Statutory Warranty Deed is being executed to fulfill terms and conditions set forth in the KHSa.

This conveyance is made by Grantor and accepted by Grantee subject to all exceptions to title on file or of record in the Official Records of Klamath County, Oregon, to the extent valid and subsisting and affecting the Property.

Grantor hereby acknowledges that it has been fully informed of its rights under the Uniform Relocation Assistance and Real Property Acquisition Act of 1970, as amended (84 Stat. 1904, 101 Stat. 255, 42 U.S.C. § 4651) to receive just compensation for the land herein deeded. Grantor hereby releases Grantee, its successors, and assigns, of all obligations to have an appraisal prepared to determine the amount of just compensation for land herein deeded, and hereby waive their right to receive monetary compensation.

Grantee's acquiring federal agency is the Bureau of Reclamation for the United States of America.

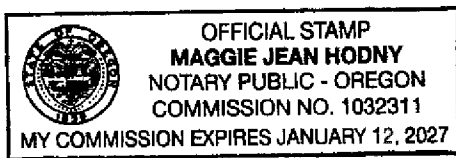

PacifiCorp, an Oregon corporation
Dustin T. Till, Assistant General Counsel

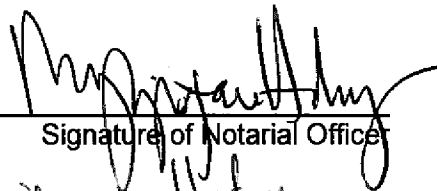
Date: 7/25/24

State of Oregon }
 }
County of Multnomah }

This record was acknowledged before me on the 25th day of July, 2024 by Dustin T. Till as Assistant General Counsel of PacifiCorp, an Oregon corporation.

(Official Stamp)





Signature of Notarial Officer
Maggie Jean Hodny
Printed or typed name of Notarial Officer
Notary Public - State of Oregon
My commission expires: 01/12/2027

ACCEPTANCE OF GRANTEE

The foregoing conveyance is hereby accepted by Grantee. Grantee further agrees, by this acceptance, to the sufficiency of the conveyance and to comply with the terms and covenants of the within and foregoing Warranty Deed.

UNITED STATES OF AMERICA

By: 
Brad Hubbard
Deputy Regional Resources Manager
California-Great Basin Region
U.S. Department of the Interior
Bureau of Reclamation

ACKNOWLEDGMENT

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 Sacramento

On July 26, 2024 before me, Leah Slaznik, Notary Public (name and title of officer), personally appeared Brad Hubbard, 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 she/he/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.

WITNESS my hand and official seal.
Signature 

(Seal)

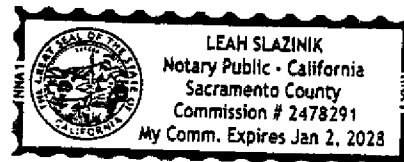


EXHIBIT A
THE PROPERTY

Real property in the County of Klamath, State of Oregon, described as follows:

TRACT A-1: APN 819617

PARCEL 1 OF LAND PARTITION 51-23, BEING SITUATED IN SECTIONS 30, 31 & 32, TOWNSHIP 38 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON AND RECORDED APRIL 15, 2024 AS DOCUMENT NO. 2024-002792.

TRACT A-2: APN 765103

PARCEL 1 OF LAND PARTITION 52-23, BEING SITUATED IN SECTIONS 29, 30, 31 & 32, TOWNSHIP 38 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

TRACT B: APN 489803 AND 767584

LOTS ONE (1), TWO (2) AND THREE (3) OF SECTION THIRTY-SIX (36), TOWNSHIP THIRTY-NINE (39) SOUTH, RANGE SEVEN (7) EAST, OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

TRACT C: APN 767904, 767913

PARCEL 1:

BEGINNING AT A POINT ON THE RANGE LINE BETWEEN SECTION THIRTY-ONE (31), TOWNSHIP THIRTY-NINE (39), SOUTH RANGE EIGHT (8) EAST OF THE WILLAMETTE MERIDIAN AND SECTION THIRTY-SIX (36), TOWNSHIP THIRTY-NINE (39), SOUTH RANGE SEVEN (7) EAST OF THE WILLAMETTE MERIDIAN, WHICH IS EIGHT HUNDRED THIRTY-ONE AND SIX-TENTHS (831.6) FEET SOUTH OF THE QUARTER CORNER BETWEEN SAID SECTION 31 AND 36; THENCE SOUTH ON RANGE LINE SEVENTYEIGHT AND TWO-TENTHS (78.2) FEET; THENCE SOUTH 50°05' EAST THREE HUNDRED TWENTY-ONE AND ONE-TENTHS (321.1) FEET; THENCE NORTH 39°55' EAST TO THE CENTER LINE OF THE KLAMATH RIVER; THENCE DOWN STREAM ALONG THE CENTER LINE OF SAID STREAM ALONG THE CENTER LINE OF SAID STREAM TO SAID RANGE LINE; THENCE SOUTH ALONG SAID RANGE LINE TO THE POINT OF BEGINNING.

PARCEL 2:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF RIVER STREET AND THE WESTERLY BOUNDARY LINE OF BRIGHTON AVENUE (HIGHWAY 66) IN THE TOWN OF DOTEN, (NOW KENO) OREGON, WHICH POINT IS MARKED WITH AN IRON PIPE; THENCE NORTH 57°08' WEST ALONG THE CENTERLINE OF SAID RIVER STREET PROJECTED, A DISTANCE OF 1,194.6 FEET; THENCE NORTH 32°52' EAST 372.1 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 32°52' EAST 259.8 FEET, MORE OR LESS TO THE MEAN WATER LINE OF THE KLAMATH RIVER; THENCE NORTH 40°24' WEST 179.7 FEET ALONG SAID MEAN WATER LINE TO THE EASTERLY BOUNDARY OF THE TRACT OF

LAND DESCRIBED IN BOOK 94 AT PAGE 36, DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE ALONG THE EASTERLY AND SOUTHERLY BOUNDARIES OF SAID PARCEL AS FOLLOWS: SOUTH 41°47' WEST 58.9 FEET AND NORTH 50°05' WEST 321.1 FEET TO THE EASTERLY BOUNDARY OF THE TRACT OF LAND DESCRIBED IN VOLUME 130 OF PAGE 412, DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE SOUTH 0°06' EAST ALONG SAID BOUNDARY A DISTANCE OF 434.0 FEET; THENCE SOUTH 72°16' EAST 273.2 FEET TO THE TRUE POINT OF BEGINNING.

TRACT D: APN 489796 AND APN 490249

PARCEL 1:

GOVERNMENT LOT 4 IN SECTION 36, TOWNSHIP 39 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

PARCEL 2:

ALL THAT PORTION OF LOT 5, SECTION 36, TOWNSHIP 39 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, EXCEPT THE NORTH 319 FEET THEREOF AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF LOT 5, SECTION 36, TOWNSHIP 39 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN FROM WHICH THE NORTHWEST CORNER OF SAID LOT 5 BEARS NORTH 9°09'22" EAST 319.00 FEET DISTANT; THENCE ALONG THE SAID WEST LINE OF SAID LOT 5, SOUTH 0°09'22" WEST 425.81 FEET TO THE NORTH BANK OF KLAMATH RIVER; THENCE ALONG KLAMATH RIVER NORTH 71°09'15" EAST 222.86 FEET; THENCE SOUTH 76°39'45" EAST 380.77 FEET; THENCE NORTH 77°56'55" EAST 94.85 FEET; THENCE SOUTH 82°02'05" EAST 203.00 FEET; THENCE NORTH 73°23'15" EAST 221.68 FEET; THENCE SOUTH 62°13'45" EAST 198.60 FEET; THENCE SOUTH 82°00'45" EAST 62.74 FEET, MORE OR LESS TO THE EAST LINE OF SAID LOT 5, SECTION 36; THENCE ALONG THE SAID EAST LINE OF SAID LOT 5, NORTH 0°03'07" EAST 481.31 FEET TO A POINT FROM WHICH THE NORTH QUARTER CORNER OF SAID SECTION 36 BEARS NORTH 0°03'07" EAST 319.00 FEET DISTANT; THENCE NORTH 89°43'16" WEST 1342.12 FEET MORE OR LESS TO THE POINT OF BEGINNING.

PARCEL 3:

A TRACT OF LAND IN GOVT. LOT 6, SECTION 36, TOWNSHIP 39 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

LOT 6 EXCEPT THAT PORTION THEREOF WHICH LIES NORTHERLY OF THE FOLLOWING DESCRIBED LINE: COMMENCING AT A POINT LOCATED ON THE LINE BETWEEN GOVT. LOTS 5 AND 6, SAID POINT BEING LOCATED SOUTH 0°03'07" WEST, 319.0 FEET FROM THE NORTH QUARTER CORNER OF SECTION 36; THENCE SOUTH 89°43'16" EAST, 620.00 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION TO THE NORTHWEST CORNER OF GOVT. LOT 7 OF SAID SECTION 36.

PARCEL 4:

GOVERNMENT LOT 7 IN SECTION 36, TOWNSHIP 39 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

PARCEL 5:

BEGINNING AT A POINT ON THE RANGE LINE BETWEEN SECTION 31, TOWNSHIP 39 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN AND SECTION 36, TOWNSHIP 39 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN 40.6 FEET SOUTH OF THE QUARTER CORNER BETWEEN SECTIONS 31 AND 36 ON SAID RANGE LINE; THENCE SOUTH ALONG SAID RANGE LINE 71.6 FEET TO A POINT WHICH IS THE MOST NORTHERLY POINT OF THE TRACT OF LAND CONVEYED BY THE GRANTORS TO THE GRANTEE BY DEED DATED MAY 29, 1930 AND RECORDED IN VOLUME 90 PAGE 340 OF THE DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE SOUTH 44°00' EAST ALONG THE NORTHERLY BOUNDARY OF SAID TRACT 572.6 FEET TO A POINT; THENCE NORTH 59°59' EAST 51.5 FEET TO A POINT; THENCE NORTH 44°00' WEST 636.4 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

ALSO BEGINNING AT A POINT ON THE SECTION LINE WHICH BEARS SOUTH 111.4 FEET FROM THE QUARTER CORNER ON THE WEST BOUNDARY OF SECTION 31, TOWNSHIP 39 SOUTH, RANGE 8 EAST, WILLAMETTE MERIDIAN; THENCE SOUTH 44° 01' EAST 1316.7 FEET TO A POINT ON THE NORTHERLY BOUNDARY LINE OF RIVERSIDE ADDITION TO THE TOWN OF KENO, OREGON THENCE SOUTH 53° 30' WEST 78.5 FEET MORE OR LESS, ALONG THE NORTHERLY BOUNDARY OF SAID RIVERSIDE ADDITION TO THE LOW WATER LINE ON THE NORTH BANK OF THE KLAMATH RIVER; THENCE NORTHWESTERLY ALONG THE LOW WATER LINE ON THE NORTH BANK OF THE KLAMATH RIVER DOWNSTREAM TO A POINT ON THE WEST BOUNDARY LINE OF SAID SECTION 31; THENCE 82.0 FEET, MORE OR LESS, NORTH ALONG SAID SECTION LINE TO THE POINT OF BEGINNING AND CONTAINING 1.5 ACRES OF LAND, MORE OR LESS, ALL THE ABOVE DESCRIBED PARCEL OF LAND BEING IN SECTION 31, TOWNSHIP 39 SOUTH, RANGE 8 EAST, WILLAMETTE MERIDIAN.

TOGETHER WITH A STRIP OF LAND FORTY FEET WIDE EXTENDING ALONG THE WESTERLY LINE OF RIVERSIDE ADDITION TO KENO, OREGON, FROM THE NORTHERLY LINE OF BROYLES AVENUE TO THE NORTHERLY LINE OF THE ABOVE DESCRIBED PREMISES.

EXHIBIT B

ACCESS EASEMENTS TO GRANTEE

Tract A-3: APN 428380 - LINK

LEGAL DESCRIPTION

30' ACCESS EASEMENT

A 30.00-foot-wide strip of land, being a portion of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records, located in Government Lots 4 and 5, in the southeast one-quarter of Section 30, Government Lot 1, in the northeast one-quarter of Section 31, in the northwest one-quarter of Section 32, and in the southwest one-quarter of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 15.00 feet on each side, when measured at right angles to, the following described centerline:

Beginning at a point which bears North 64°45'48" East 4147.20 feet from the southwest corner of said Section 30, also being the beginning of a 200.00-foot-radius curve to the right; thence along said curve 150.14 feet, through a central angle of 43°00'41" (the long chord bearing South 28°34'55" East 146.64 feet); thence South 7°04'35" East 162.22 feet to the beginning of a 75.00-foot-radius curve to the left; thence along said curve 88.26 feet, through a central angle of 67°25'25" (the long chord bearing South 40°47'17" East 83.25 feet); thence South 74°30'00" East 63.84 feet; thence South 3°08'28" West 82.42 feet to the beginning of a 150.00-foot-radius curve to the left; thence along said curve 73.70 feet, through a central angle of 28°09'11" (the long chord bearing South 10°56'08" East 72.96 feet); thence South 25°00'43" East 395.93 feet; thence South 26°51'28" East 101.47 feet to the beginning of a 1500.00-foot-radius curve to the left; thence along said curve 305.85 feet, through a central angle of 11°40'57" (the long chord bearing South 32°41'57" East 305.32 feet); thence South 38°32'26" East 109.11 feet to the beginning of a 1000.00-foot-radius curve to the right; thence along said curve 187.27 feet, through a central angle of 10°43'47" (the long chord bearing South 33°10'32" East 186.99 feet); thence South 27°48'39" East 354.86 feet to the beginning of a 1000.00-foot-radius curve to the right; thence along said curve 97.63 feet, through a central angle of 5°35'38" (the long chord bearing South 25°00'50" East 97.59 feet); thence South 22°13'02" East 549.16 feet to the beginning of a 200.00-foot-radius curve to the right; thence along said curve 57.75 feet, through a central angle of 16°32'41" (the long chord bearing South 13°56'41" East 57.55 feet); thence South 5°40'20" East 428.07 feet to the beginning of a 500.00-foot-radius curve to the left; thence along said curve 128.04 feet, through a central angle of 14°40'20" (the long chord bearing South 13°00'30" East 127.69 feet); thence South 20°20'40" East 331.02 feet; thence South 35°28'36" East 81.78 feet; thence South 23°49'35" East 271.14 feet; thence South 28°13'01" East 258.49 feet to the beginning of a 500.00-foot-radius curve to the left; thence along said curve 190.07 feet, through a central angle of 21°46'50" (the long chord bearing South 39°06'26" East 188.93 feet); thence South 49°59'51" East 274.59 feet to the beginning of a 500.00-foot-radius curve to the left; thence along said curve 60.92 feet, through a central angle of 6°58'51" (the long chord bearing South 53°29'17" East 60.88 feet); thence South 56°58'42" East 252.06 feet; thence South 53°13'56" East 191.29 feet; thence South 63°50'44" East 180.12 feet; thence South 40°58'06" East 105.88 feet; thence South 25°42'19" East 204.20 feet to the North line of Mill Street and the **Point of**

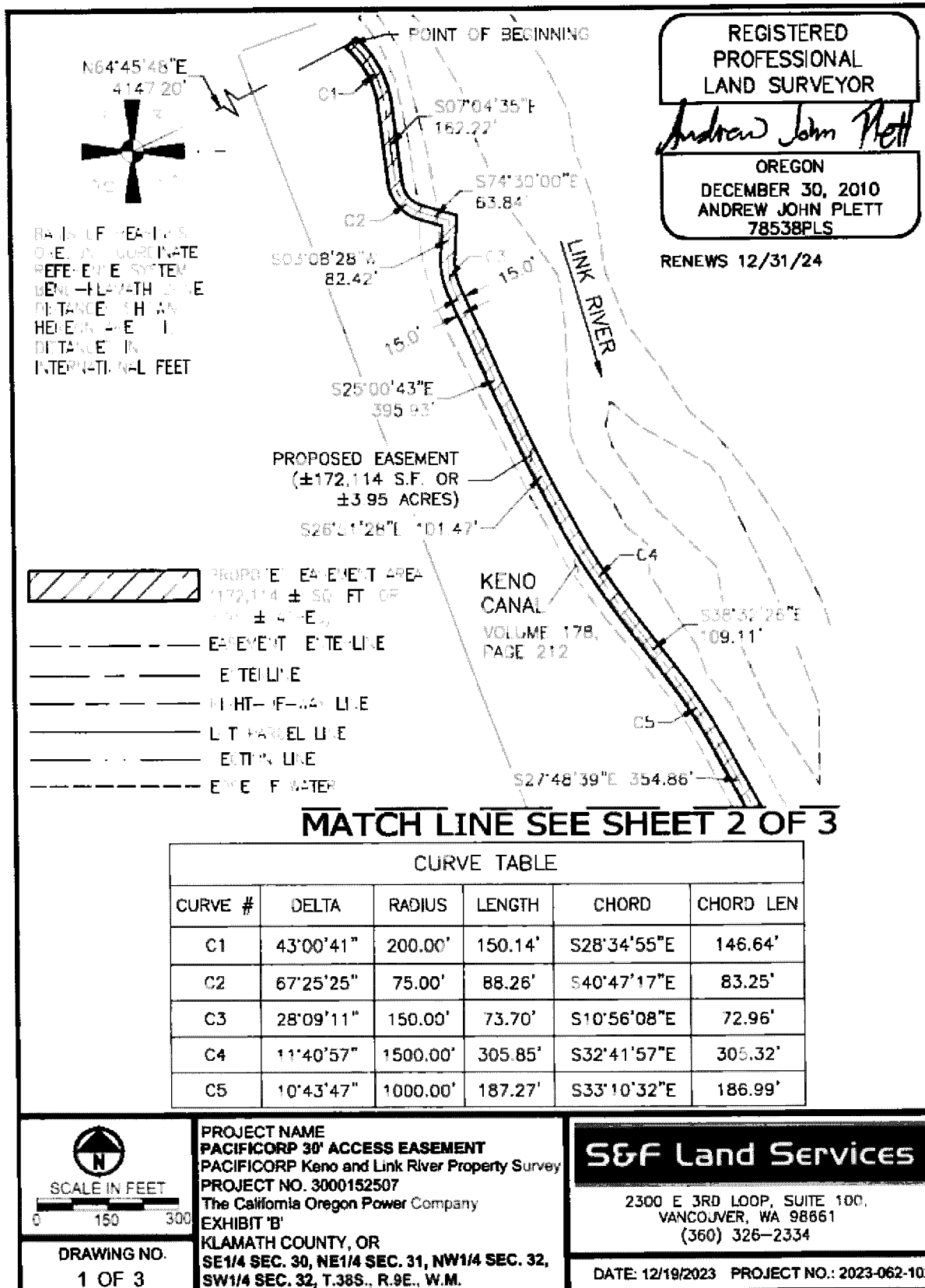
Terminus, said point bears South 74°11'31" East 1220.86 feet from the easterly quarter corner of said Section 31.

The sidelines of the easement to be shortened or lengthened as necessary to end at the northerly right of-way line of Mill Street and the southerly boundary line of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records.

Containing an area of 172,114 Square Feet or 3.95 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



MATCH LINE SEE SHEET 1 OF 3

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Andrew John Plett

OREGON
DECEMBER 30, 2010
ANDREW JOHN PLETT
78538PLS

RENEWS 12/31/24

PROPOSED EASEMENT
(±172,114 S.F. OR
±3.95 ACRES)

KENO
CANAL

VOLUME 178,
PAGE 212

15.0'

LINK RIVER

S05°40'20"E
428.07'

15.0'

S20°20'40"E
331.02'

S35°28'36"E 81.78'

S23°49'35"E 271.14'

CURVE TABLE

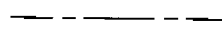
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD LEN
C6	5°35'38"	1000.00'	97.63'	S25°00'50"E	97.59'
C7	16°32'41"	200.00'	57.75'	S13°56'41"E	57.55'
C8	14°40'20"	500.00'	128.04'	S13°00'30"E	127.69'

MATCH LINE SEE SHEET 3 OF 3

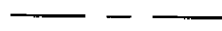
PALE OF BEARING
EASEMENT
REFERENCE SYSTEM
BENCH MARK ZONE
DISTANCE
HORIZ. AND GRID
UNIT: FEET
INTERNATIONAL FEET



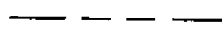
PROPOSED EASEMENT AREA
(172,114 ± SQ. FT. OR
3.95 ± ACRES)



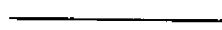
EASEMENT CENTERLINE



CENTERLINE



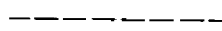
RIGHT-OF-WAY LINE



LOT/PHASE LINE



SECTION LINE



EASEMENT LINE



SCALE IN FEET

0 150 300

DRAWING NO.
2 OF 3

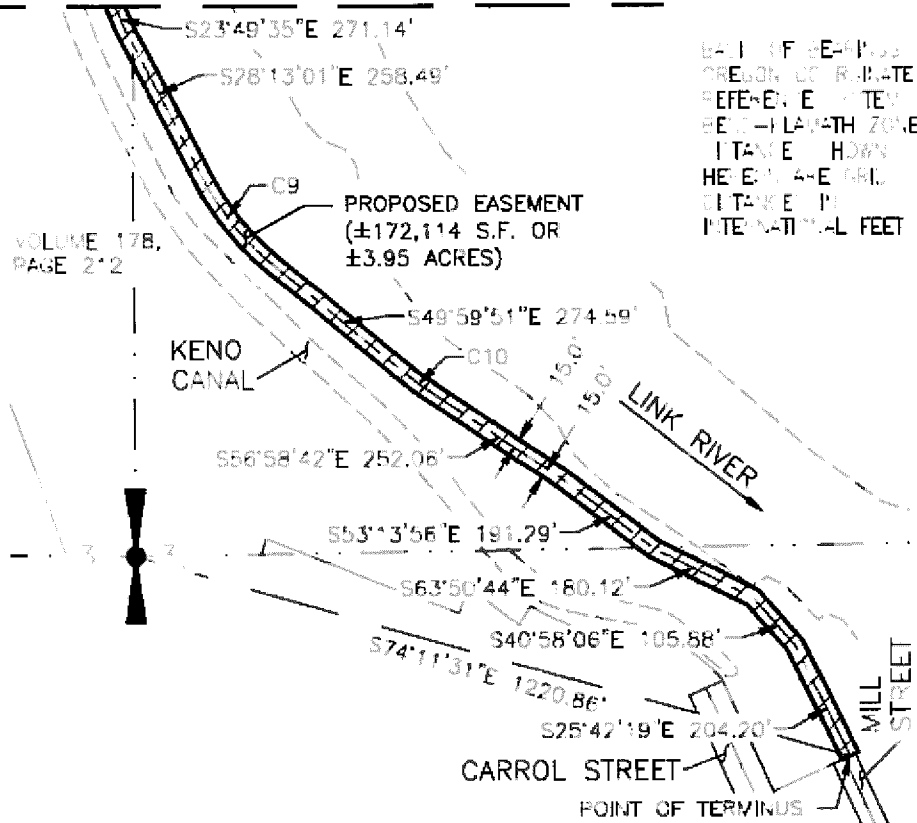
PROJECT NAME
PACIFICORP 30' ACCESS EASEMENT
PACIFICORP Keno and Link River Property Survey
PROJECT NO. 3000152507
The California Oregon Power Company
EXHIBIT 'B'
KLAMATH COUNTY, OR
SE1/4 SEC. 30, NE1/4 SEC. 31, NW1/4 SEC. 32,
SW1/4 SEC. 32, T.38S., R.9E., W.M.

S&F Land Services

2300 E 3RD LOOP, SUITE 100,
VANCOUVER, WA 98661
(360) 326-2334

DATE: 12/19/2023 PROJECT NO.: 2023-062-102

MATCH LINE SEE SHEET 2 OF 3



CURVE TABLE

CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD LEN
C9	21°46'50"	500.00'	190.07'	S39°06'26"E	188.93'
C10	6°58'51"	500.00'	60.92'	S53°29'17"E	60.88'

- PROPOSED EASEMENT AREA (172,114 ± SQ. FT. OR 3.95 ± ACRES)
- EASEMENT CENTERLINE
- CENTERLINE
- RIGHT-OF-WAY LINE
- LOT PARCEL LINE
- SECTION LINE
- EDGE OF WATER

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Andrew John Plett

OREGON
DECEMBER 30, 2010
ANDREW JOHN PLETT
78538PLS

RENEWS 12/31/24



SCALE IN FEET

0 150 300

DRAWING NO.
3 OF 3

PROJECT NAME
PACIFICORP 30' ACCESS EASEMENT
PACIFICORP Keno and Link River Property Survey
PROJECT NO. 3000152507
The California Oregon Power Company
EXHIBIT 'B'
KLAMATH COUNTY, OR
SE1/4 SEC. 30, NE1/4 SEC. 31, NW1/4 SEC. 32,
SW1/4 SEC. 32, T.38S., R.9E., W.M.

S&F Land Services

2300 E 3RD LOOP, SUITE 100,
VANCOUVER, WA 98661
(360) 326-2334

DATE: 12/19/2023 PROJECT NO.: 2023-062-102

Affecting portions of Tract E: APN 767600, APN 489812, APN 767628, and APN 771999 - KENO

LEGAL DESCRIPTION

30' ACCESS EASEMENT

A 30.00-foot-wide strip of land, being a portion of the lands described in Volume 91, Page 417, Volume 95, Page 18 and Volume M-66, Page 1934, Klamath County Deed Records, located in the southwest, northwest and southeast one-quarters of Section 36, Township 39 South, Range 7 East and the northeast one-quarter of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 15.00 feet on each side, when measured at right angles to, the following described centerline:

Beginning at a point in Green Springs Highway No. 021 (OR 66), which bears South 25°42'59" East 1275.08 feet from the southerly quarter corner of said Section 36; thence North 30°16'36" West 279.30 feet; thence North 29°24'57" West 363.68 feet to the beginning of a 572.96-foot-radius curve to the right; thence along said curve 81.10 feet, through a central angle of 8°06'37" (the long chord bearing North 25°21'38" West 81.04 feet); thence North 21°18'19" West 171.68 feet to the beginning of a 572.96-foot-radius curve to the right; thence along said curve 70.51 feet, through a central angle of 7°03'02" (the long chord bearing North 17°46'48" West 70.46 feet); thence North 14°15'17" West 242.78 feet to the beginning of a 425.00-foot-radius curve to the left; thence along said curve 196.13 feet, through a central angle of 26°26'29" (the long chord bearing North 27°28'31" West 194.40 feet); thence North 40°41'46" West 321.42 feet to the beginning of a 572.96-foot-radius curve to the right; thence along said curve 116.91 feet, through a central angle of 11°41'28" (the long chord bearing North 34°51'02" West 116.71 feet); thence North 29°00'18" West 177.70 feet to the beginning of a 300.00-foot-radius curve to the right; thence along said curve 329.18 feet, through a central angle of 62°52'05" (the long chord bearing North 2°25'45" East 312.91 feet); thence North 33°51'47" East 359.65 feet to the beginning of a 572.96-foot-radius curve to the left; thence along said curve 470.87 feet, through a central angle of 47°05'15" (the long chord bearing North 10°19'10" East 457.73 feet); thence North 13°13'28" West 212.35 feet to the beginning of a 1909.86-foot-radius curve to the left; thence along said curve 158.74 feet, through a central angle of 4°45'44" (the long chord bearing North 15°36'20" West 158.69 feet); thence North 17°59'12" West 1574.29 feet to the beginning of a 274.32-foot-radius curve to the left; thence along said curve 73.00 feet, through a central angle of 15°14'47" (the long chord bearing North 25°31'29" West 72.78 feet) to a point hereinafter referred to as Point "A"; thence continuing along said curve 225.58 feet, through a

central angle of 47°06'52" (the long chord bearing North 56°42'18" West 219.27 feet); thence North 80°10'37" West 2.89 feet to the beginning of a 220.00-foot-radius curve to the left; thence along said curve 158.16 feet, through a central angle of 41°11'24" (the long chord bearing South 79°13'41" West 154.77 feet); thence South 58°37'58" West 60.47 feet to the **Point of Terminus**, said point bears North 59°32'39" East 1857.02 feet from the West quarter corner of said Section 36;

Together with the following described strip of land:

Beginning at aforementioned Point "A" and the beginning of a 50-foot-radius curve to the right; thence along said curve 81.13 feet, through a central angle of 92°57'52" (the long chord bearing North13°20'04" East 72.52 feet); thence North 59°49'00" East 198.96 feet to the beginning of a 100.00-foot-radius curve to the right; thence along said curve 25.64 feet, through a central angle of 14°41'21" (the long chord bearing North 67°09'41" East 25.57 feet); thence North 74°30'21" East 121.90 feet to the **Point of Terminus**. The sidelines of the easement to be shortened or lengthened as necessary to end at the northerly right-of-way line of Green Springs Highway No. 021 and the southerly boundary line of the land described in Book 27, Page 294, Klamath County Deed Records.

Containing an area of 168,112 Square Feet or 3.86 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.

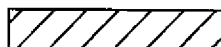
REGISTERED
PROFESSIONAL
LAND SURVEYOR


Andrew John Plett


OREGON
DECEMBER 30, 2010
ANDREW JOHN PLETT
78538PLS

RENEWS 12/31/24

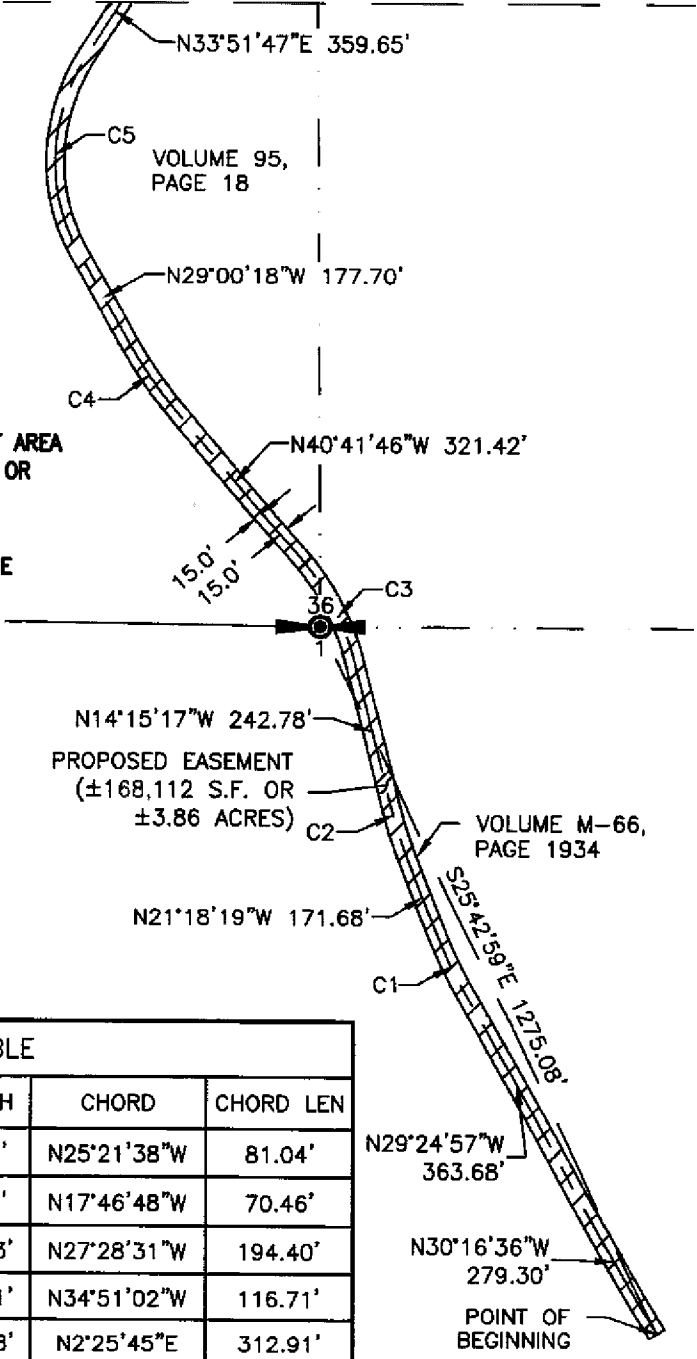
MATCH LINE SEE SHEET 2 OF 2

 PROPOSED EASEMENT AREA
(168,112 ± SQ. FT. OR
3.86 ± ACRES)


 SECTION LINE

 EASEMENT CENTERLINE

BASIS OF BEARINGS:
OREGON COORDINATE
REFERENCE SYSTEM
BEND-KLAMATH ZONE
DISTANCES SHOWN
HEREON ARE GRID
DISTANCES IN
INTERNATIONAL FEET.



CURVE TABLE					
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD LEN
C1	8°06'37"	572.96'	81.10'	N25°21'38"W	81.04'
C2	7°03'02"	572.96'	70.51'	N17°46'48"W	70.46'
C3	26°26'29"	425.00'	196.13'	N27°28'31"W	194.40'
C4	11°41'28"	572.96'	116.91'	N34°51'02"W	116.71'
C5	62°52'05"	300.00'	329.18'	N2°25'45"E	312.91'



SCALE IN FEET

0 150 300

DRAWING NO.
1 OF 2

PROJECT NAME
PACIFICORP 30' ACCESS EASEMENT
PACIFICORP Keno and Link River Property Survey
PROJECT NO. 3000152507
The California Oregon Power Company / Pacificorp
EXHIBIT 'B'
KLAMATH COUNTY, OR
SW1/4, NW1/4 & SE1/4 SEC. 36 T.39S.,
R.7E., W.M.

S&F Land Services

2300 E 3RD LOOP, SUITE 100,
VANCOUVER, WA 98661
(360) 326-2334

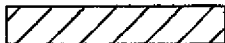
DATE: 11/28/2023 PROJECT NO.: 2023-062-102


REGISTERED
PROFESSIONAL
LAND SURVEYOR


Andrew John Plett

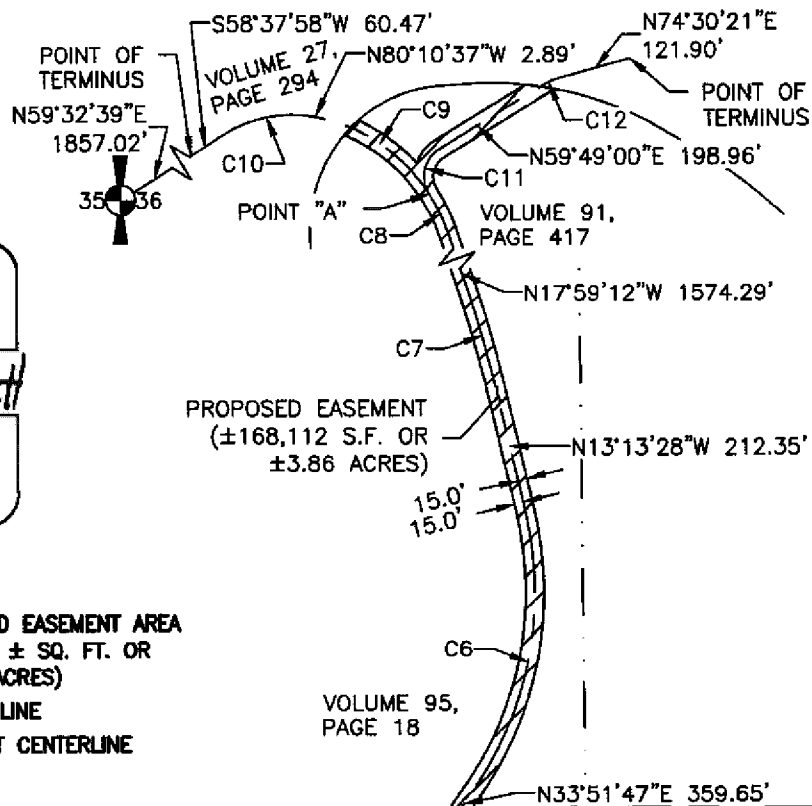
OREGON
DECEMBER 30, 2010
ANDREW JOHN PLETT
78538PLS

RENEWS 12/31/24

 PROPOSED EASEMENT AREA
(168,112 ± SQ. FT. OR
3.86 ± ACRES)

 SECTION LINE

 EASEMENT CENTERLINE



MATCH LINE SEE SHEET 1 OF 2

CURVE TABLE					
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD LEN
C6	47°05'15"	572.96'	470.87'	N10°19'10"E	457.73'
C7	4°45'44"	1909.86'	158.74'	N15°36'20"W	158.69'
C8	15°14'47"	274.32'	73.00'	N25°31'29"W	72.78'
C9	47°06'52"	274.32'	225.58'	N56°42'18"W	219.27'
C10	41°11'24"	220.00'	158.16'	S79°13'41"W	154.77'
C11	92°57'52"	50.00'	81.13'	N13°20'04"E	72.52'
C12	14°41'21"	100.00'	25.64'	N67°09'41"E	25.57'



DRAWING NO.
2 OF 2

PROJECT NAME
PACIFICORP 30' ACCESS EASEMENT
PACIFICORP Keno and Link River Property Survey
PROJECT NO. 3000152507
The California Oregon Power Company / Pacificorp
EXHIBIT 'B'
KLAMATH COUNTY, OR
SW1/4, NW1/4 & SE1/4 SEC. 36 T.39S.,
R.7E., W.M.

S&F Land Services

2300 E 3RD LOOP, SUITE 100,
VANCOUVER, WA 98661
(360) 326-2334

DATE: 11/28/2023 PROJECT NO.: 2023-062-102

EXHIBIT C

GRANTOR'S RESERVED PERPETUAL EASEMENTS

Grantor reserves for itself, its successors and assigns:

A perpetual easement in gross (the "Reserved Easement") for: a right of way of variable length and width, as illustrated on Attachments 1 and 2, attached hereto and by this reference made a part hereof (the "Reserved Easement Area"), for the operation, maintenance, or repair, of Grantor's electric power transmission, distribution, and communication lines and all necessary or desirable accessories and appurtenances thereto. The foregoing shall include: supporting towers, poles, props, guys and anchors; wires, fibers, cables and other conductors and conduits, including the ability to use any of the foregoing for communication purposes; and pads, transformers, switches, vaults and cabinets, located on, over, across or under the surface of the Reserved Easement Area.

The right of ingress to and egress from the Reserved Easement Area along existing roads and trails that are necessary to access the Easement Area (hereinafter, collectively, "Access Roads"), including as depicted in Attachment 3, and the right to reconstruct and maintain the access roads and trails, in accordance with the following provisions:

a. All plans for development, layout, construction, reconstruction, or alteration of Access Roads, as well as revisions to those plans, must be prepared by a licensed engineer or other qualified professional. These plans and plan revisions must have written approval from the authorized officer before they are implemented, which approval shall not be unreasonably withheld or delayed. The authorized officer may require the grantee to furnish as-built plans, maps, or surveys upon completion of the work.

b. Grantor shall repair any damage it causes to the Access Roads. The maintenance obligation of both Grantor and Grantee shall be proportionate to total use, and neither party shall be required to perform or bear the costs of maintenance other than that commensurate with its use. Any maintenance performed by the Grantor shall be authorized by and shall be performed in accordance with an approved operating plan.

c. The rights granted in this Exhibit C shall be subordinate to any easement on an Access Road subsequently granted by the United States to a local public road authority for a public road.

Grantee shall acquire no right, title or interest in or to any poles, wires, cables, conduits, lines or other equipment or facilities placed on, in, over or under the Property which is subject to said Reserved Easement.

In exercising the rights and privileges reserved by this Reserved Easement, Grantor shall comply with all present and future federal laws and regulations and all present and future state, county, and municipal laws, regulations, and other legal requirements that apply to the Easement Area, to the extent they do not conflict with federal law, regulation, or policy. Grantee assumes no responsibility for enforcing laws, regulations, and other legal requirements that fall under the jurisdiction of other governmental entities.

All plans for development, layout, construction, reconstruction, or alteration of improvements in the Reserved Easement Area, as well as revisions to those plans, shall be prepared by a licensed engineer, architect, landscape architect, or other qualified professional. These plans and plan

revisions must have written approval from the authorized officer before they are implemented, which approval shall not be unreasonably withheld or delayed. Grantor shall prepare an operating plan in consultation with the authorized officer or the authorized officer's designated representative. The operating plan shall cover all operations authorized by this Easement. The operating plan shall outline steps Grantee will take to protect public health and safety and the environment and shall include sufficient detail and standards to enable Grantee to monitor Grantor's operations for compliance with the terms and conditions of this Easement. At a minimum, the operating plan shall address access to and operation and maintenance of the transmission facilities, including dates or season of operations, a vegetation management plan, and restrictions on use, such as fire restrictions, established by Grantee. The operating plan shall be submitted by Grantor and approved by the authorized officer or the authorized officer's designated representative prior to commencement of operations, which approval shall not be unreasonably withheld or delayed, and shall be attached to this Easement as Attachment 4. The operating plan shall be reviewed and updated as necessary by Grantor and reapproved by the authorized officer at least every 10 years.

The authorized officer is the Area Manager or the Klamath Basin Area Office, Bureau of Reclamation or a subordinate official with delegated authority.

The rights and obligations of the Grantor and Grantee shall be binding upon and shall benefit their respective heirs, successors and assigns and shall run with the land.

ATTACHMENT 1 TO EXHIBIT C
TRANSMISSION LINE EASEMENTS

LEGAL DESCRIPTION

100' POWER EASEMENT

A 100.00-foot-wide strip of land, being a portion of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records, located in Government Lot 3, in the northwest one-quarter of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 50.00 feet on each side, when measured at right angles to, the following described centerline, said centerline being the centerline of the former BPA Redmond-Klamath Falls line, conveyed to California Oregon Power Company in Volume 266, Page 316, recorded 4/15/1954:

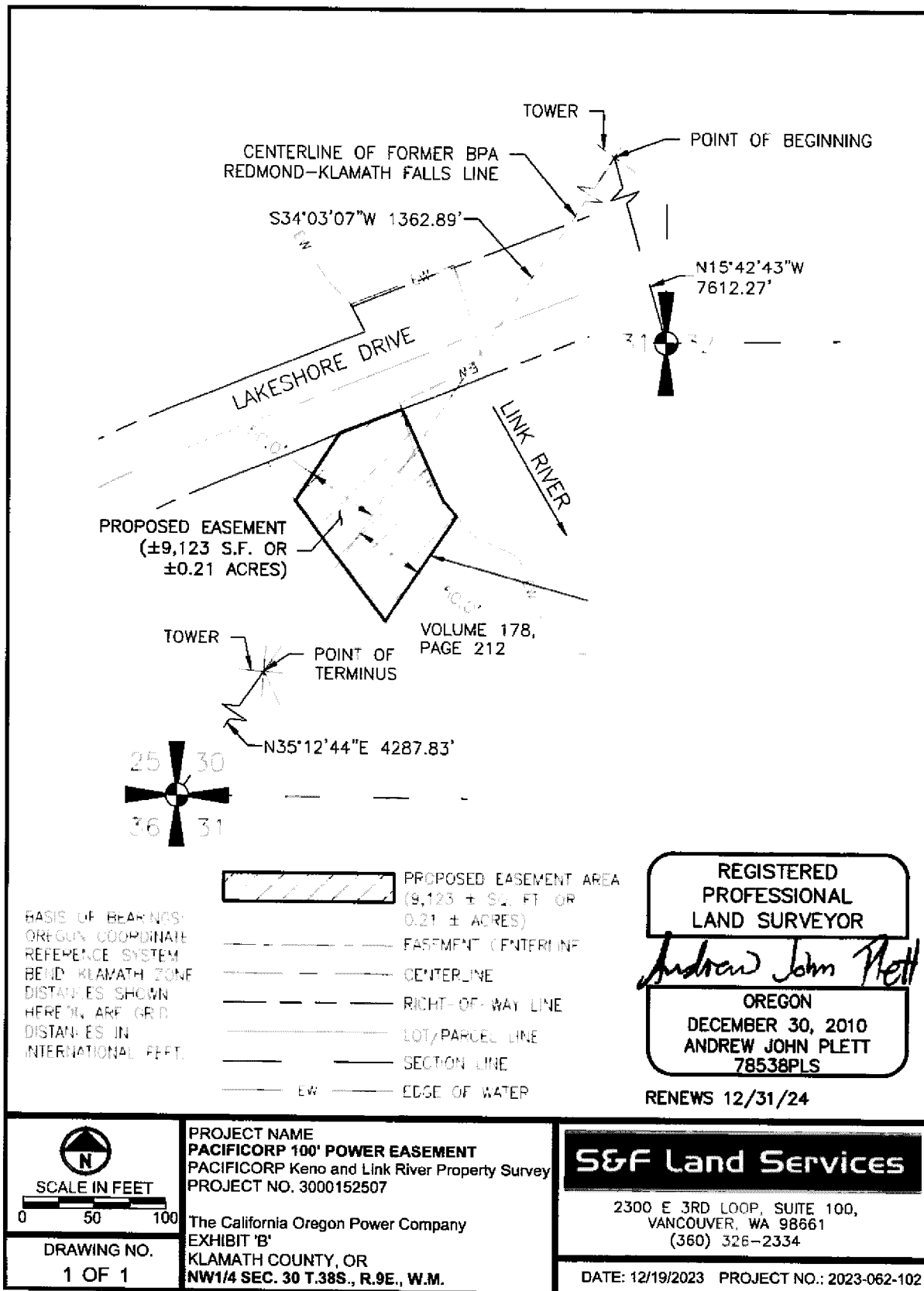
Beginning at a point which bears North 15°42'43" West 7612.27 feet from the easterly quarter corner of Section 31, Township 38 South, Range 9 East of the Willamette Meridian; thence South 34°03'07" West 1362.89 feet to the **Point of Terminus**, said point bears North 35°12'44" East 4287.83 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the southerly right of-way line of Lakeshore Drive, the westerly ordinary high water line of the Link River and the southerly boundary line of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records.

Containing an area of 9,123 Square Feet or 0.21 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

100' POWER EASEMENT

A 100.00-foot-wide strip of land, being a portion of the land described in the following 3 documents: Volume 65, Page 519, recorded 4/27/1925, Volume M99, Page 32629, recorded 8/12/1999, and in Volume M01, Page 54651, recorded 10/26/2001, Klamath County Deed Records, located in Government Lot 8, in the northeast one-quarter of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 50.00 feet on each side, when measured at right angles to, the following described centerline:

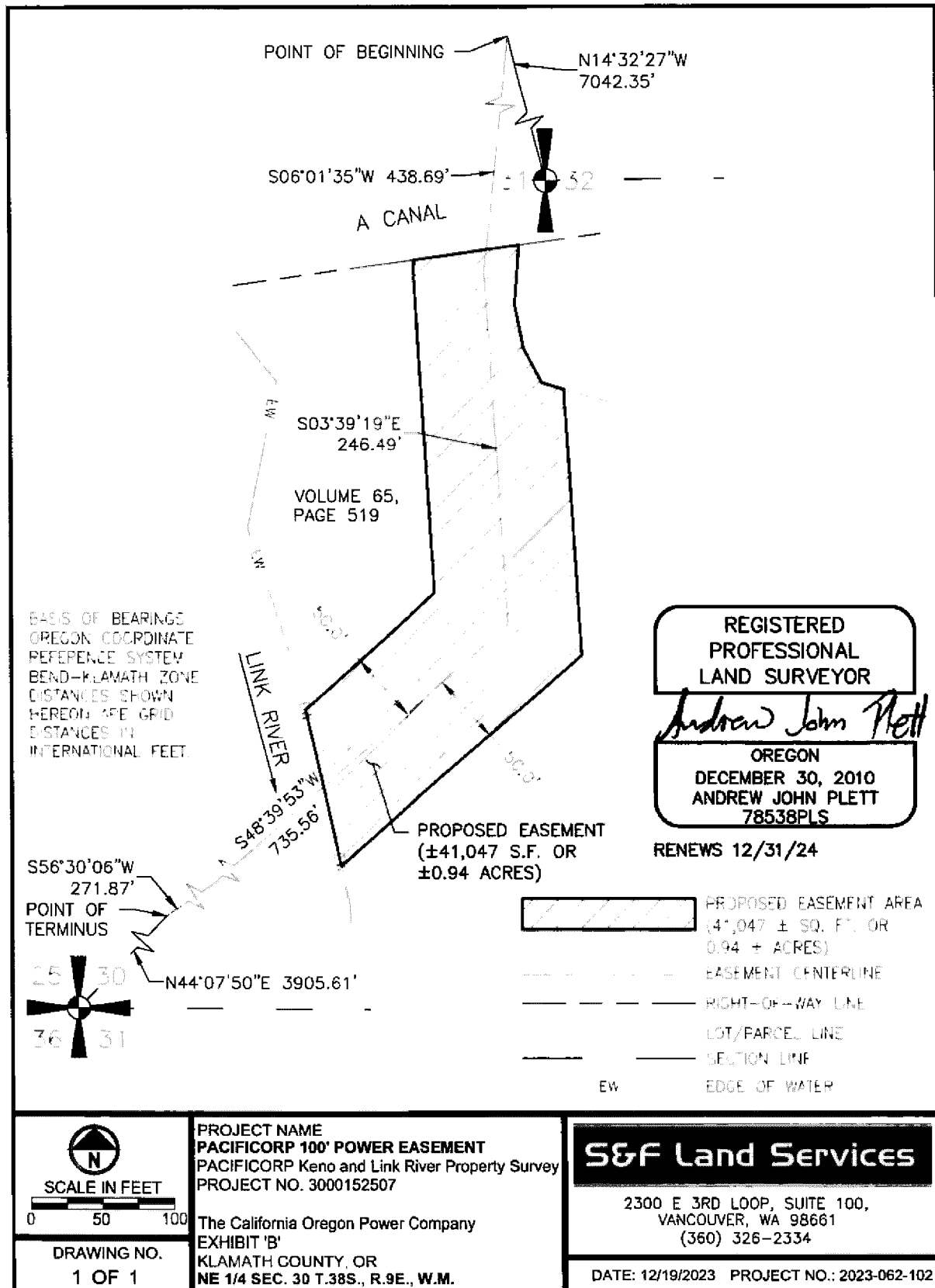
Beginning at a point which bears North 14°32'27" West 7042.35 feet from the easterly quarter corner of Section 31, Township 38 South, Range 9 East of the Willamette Meridian; thence South 6°01'35" West 438.69 feet; thence South 3°39'19" East 246.49 feet; thence South 48°39'53" West 735.56 feet; thence South 56°30'06" West 271.87 feet to the **Point of Terminus**, said point bears North 44°07'50" East 3905.61 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the easterly ordinary high water line of the Link River and the southerly right-of-way line of the A Canal.

Containing an area of 41,047 Square Feet or 0.94 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

100' POWER EASEMENT

A 100.00-foot-wide strip of land, being a portion of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records, located in Government Lot 3, in the northeast one-quarter of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 50.00 feet on each side, when measured at right angles to, the following described centerline:

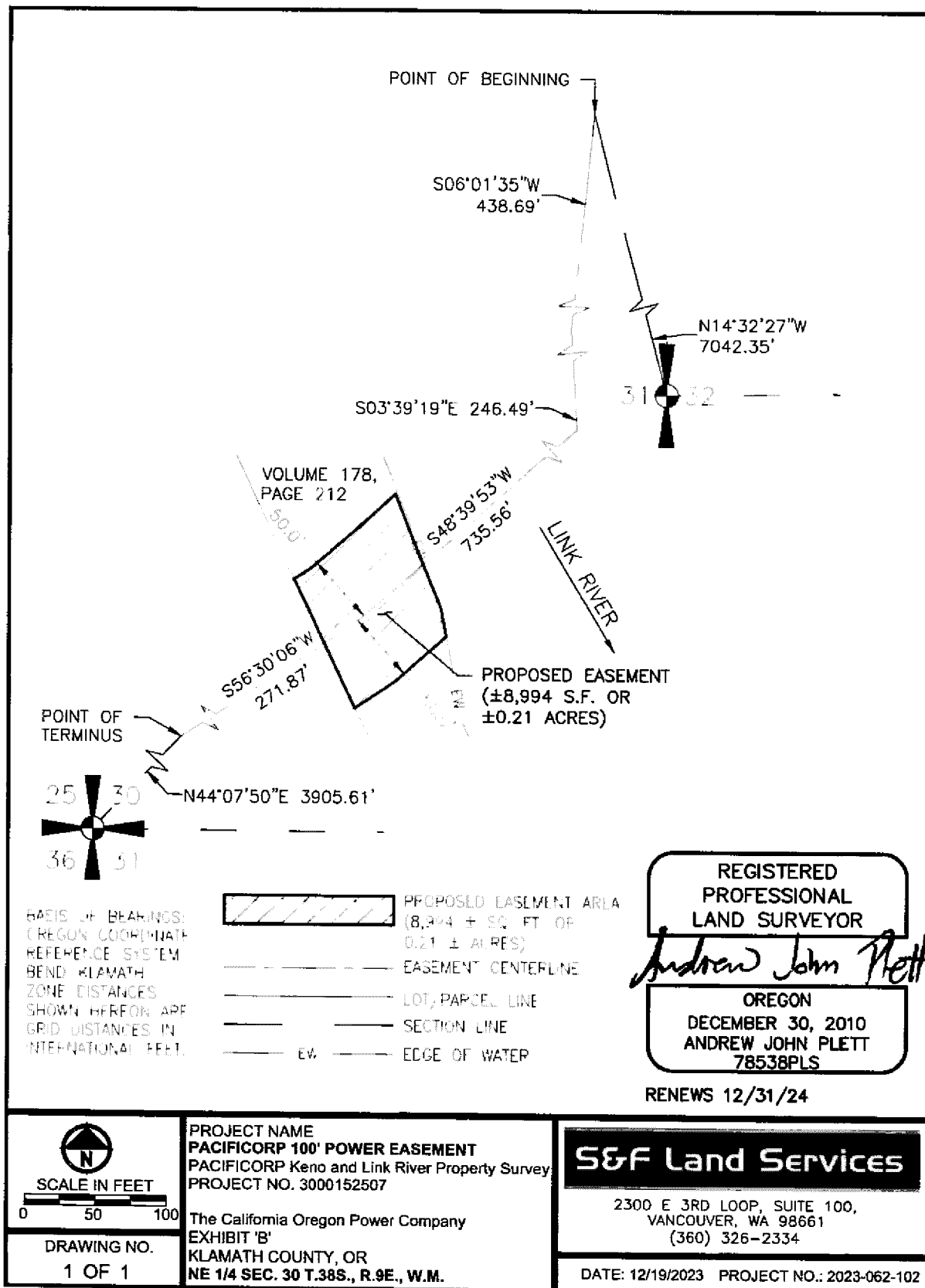
Beginning at a point which bears North 14°32'27" West 7042.35 feet from the easterly quarter corner of Section 31, Township 38 South, Range 9 East of the Willamette Meridian; thence South 6°01'35" West 438.69 feet; thence South 3°39'19" East 246.49 feet; thence South 48°39'53" West 735.56 feet; thence South 56°30'06" West 271.87 feet to the **Point of Terminus**, said point bears North 44°07'50" East 3905.61 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the westerly ordinary high water line of the Link River and the westerly boundary line of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records.

Containing an area of 8,994 Square Feet or 0.21 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

20' POWER EASEMENT

A 20.00-foot-wide strip of land, being a portion of Parcel 1, Partition Plat 51-23, located in Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 10.00 feet on each side, when measured at right angles to, the following described centerline:

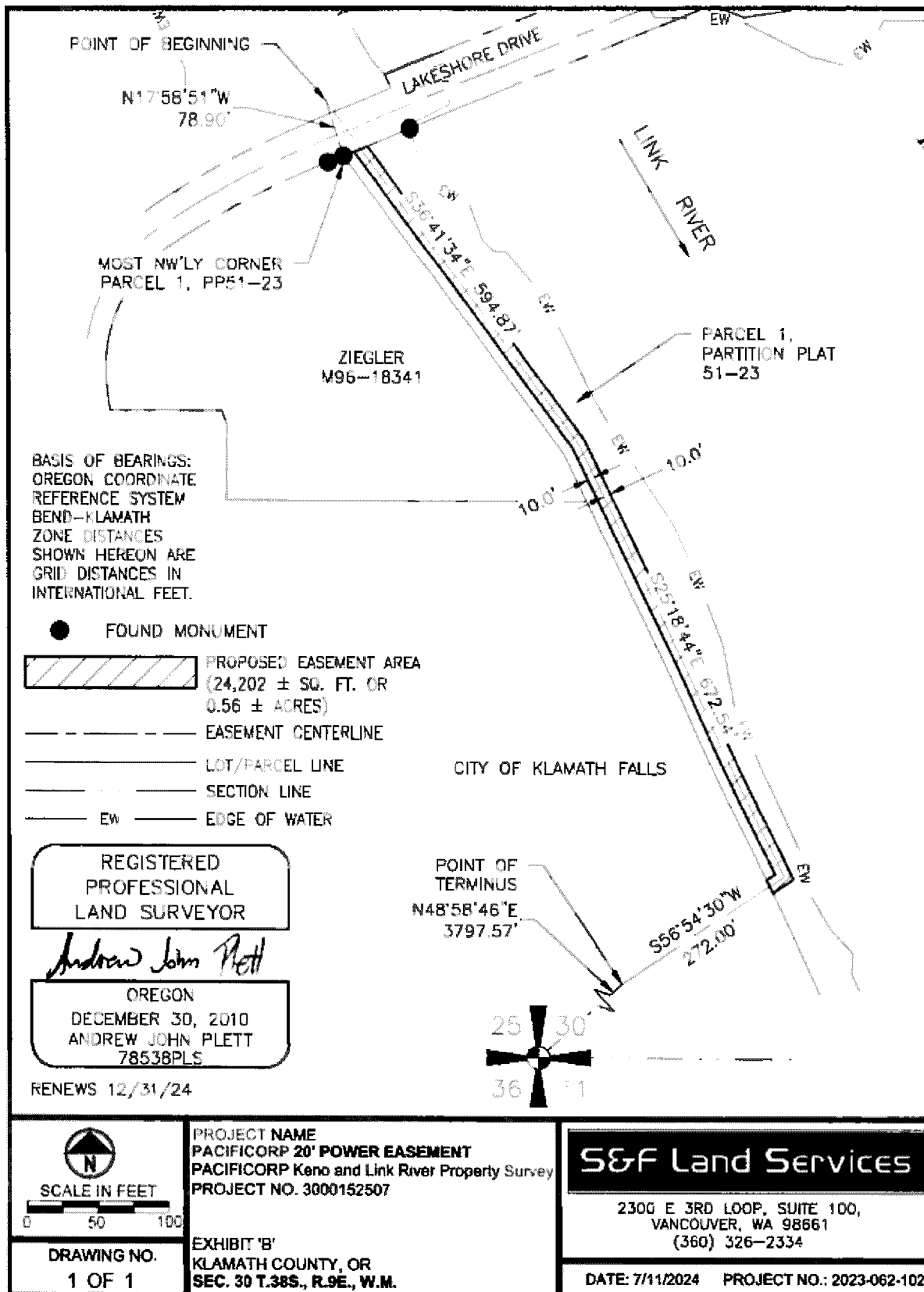
Beginning at a point which bears North 17°58'51" West 78.90 feet from the most northwesterly corner of said Parcel 1, Partition Plat 51-23; thence South 36°41'34" East 594.87 feet; thence South 25°18'44" East 672.54 feet; thence South 56°54'30" West 272.00 feet to the Point of Terminus, said point bears North 48°58'46" East 3797.57 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the northerly and westerly boundaries of Parcel 1, Partition Plat 51-23, Klamath County Plat Records.

Containing an area of 24,202 Square Feet or 0.56 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



ATTACHMENT 2 TO EXHIBIT C

DISTRIBUTION LINE EASEMENTS

LEGAL DESCRIPTION

20' POWER EASEMENT

A 20.00-foot-wide strip of land, being a portion of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records, located in Government Lot 3, in the northeast one-quarter of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 10.00 feet on each side, when measured at right angles to, the following described centerline:

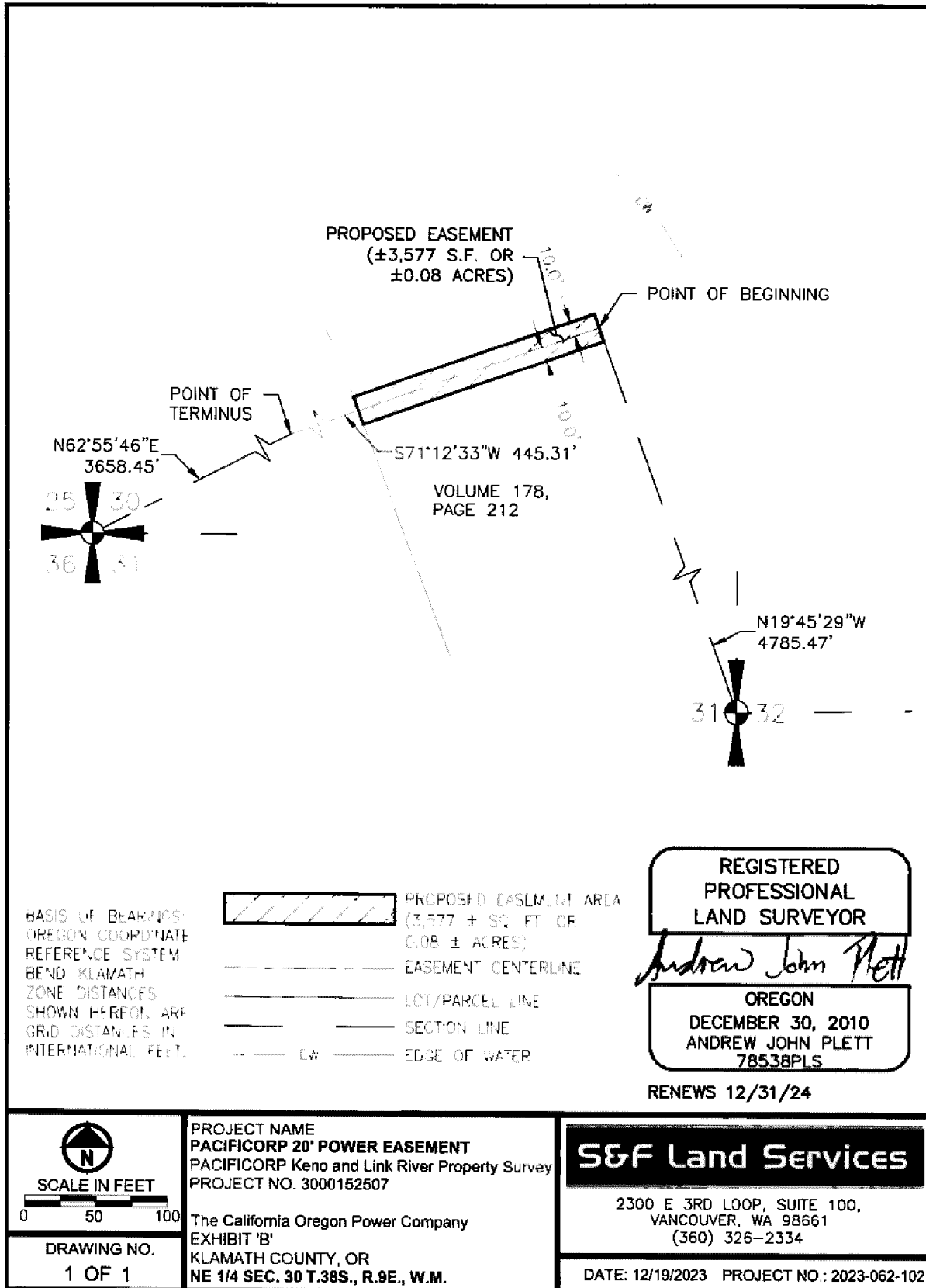
Beginning at a point which bears North 19°45'29" West 4785.47 feet from the easterly quarter corner of Section 31, Township 38 South, Range 9 East of the Willamette Meridian; thence South 71°12'33" West 445.31 feet to the **Point of Terminus**, said point bears North 62°55'46" East 3658.45 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the westerly boundary line of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records.

Containing an area of 3,577 Square Feet or 0.08 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

20' POWER EASEMENT

A 20.00-foot-wide strip of land, being a portion of the land described in Volume 65, Page 519, recorded 4/27/1925 and described in Volume M99, Page 32629, recorded 8/12/1999, Klamath County Deed Records, located in Government Lot 8, in the northeast one-quarter of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 10.00 feet on each side, when measured at right angles to, the following described centerline:

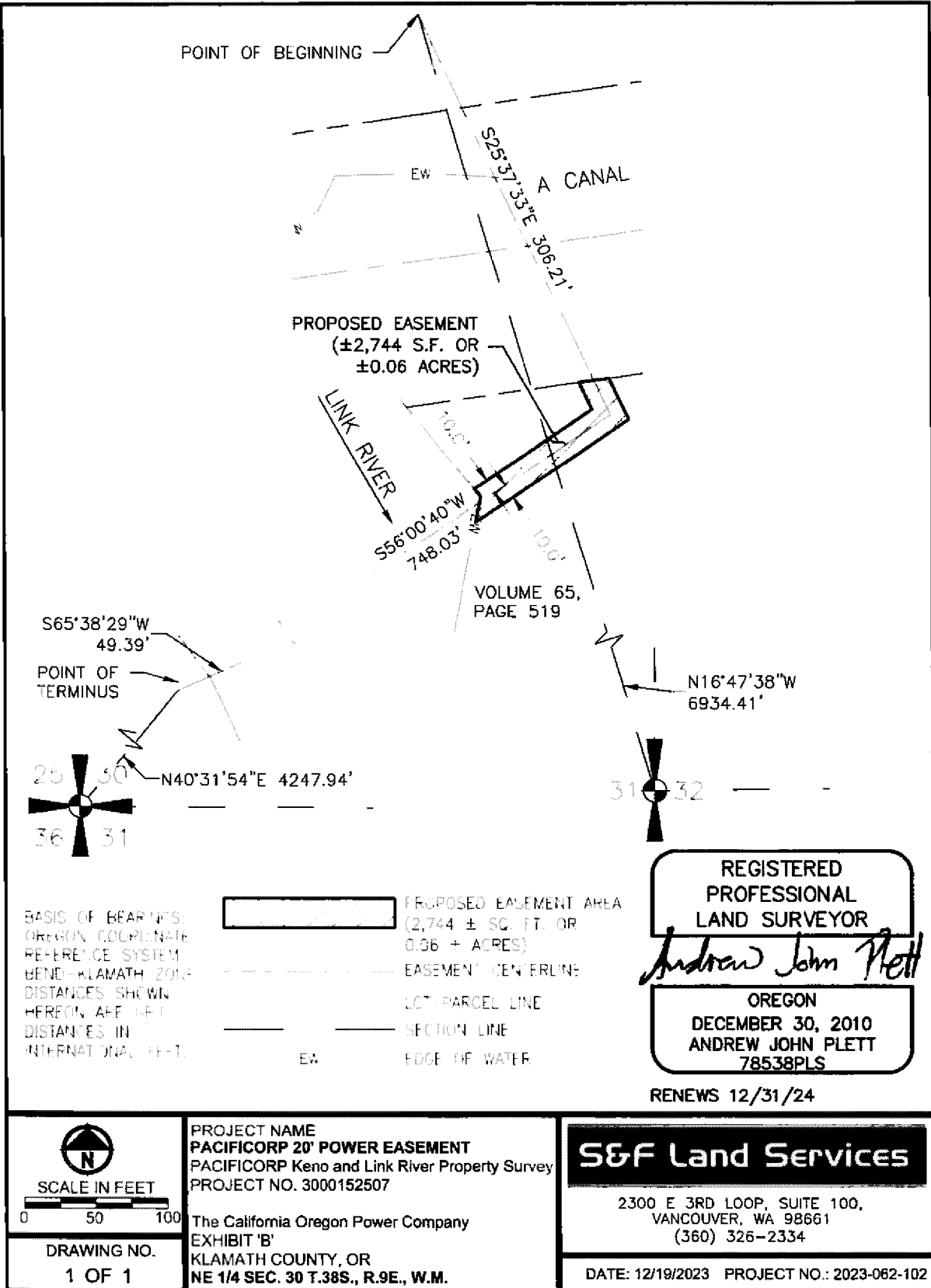
Beginning at a point which bears North 16°47'38" West 6934.41 feet from the easterly quarter corner of Section 31, Township 38 South, Range 9 East of the Willamette Meridian; thence South 25°37'33" East 306.21 feet; thence South 56°00'40" West 748.03 feet; thence South 65°38'29" West 49.39 feet to the **Point of Terminus**, said point bears North 40°31'54" East 4247.94 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the easterly ordinary high water line of the Link River and the northerly boundary line of the land described in Volume 65, Page 519, recorded 4/27/1925 and described in Volume M99, Page 32629, recorded 8/12/1999, Klamath County Deed Records, which is along the southerly right-of-way line of the A Canal.

Containing an area of 2,744 Square Feet or 0.06 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

20' POWER EASEMENT

A 20.00-foot-wide strip of land, being a portion of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records, located in Government Lot 3, in the northeast one-quarter of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 10.00 feet on each side, when measured at right angles to, the following described centerline:

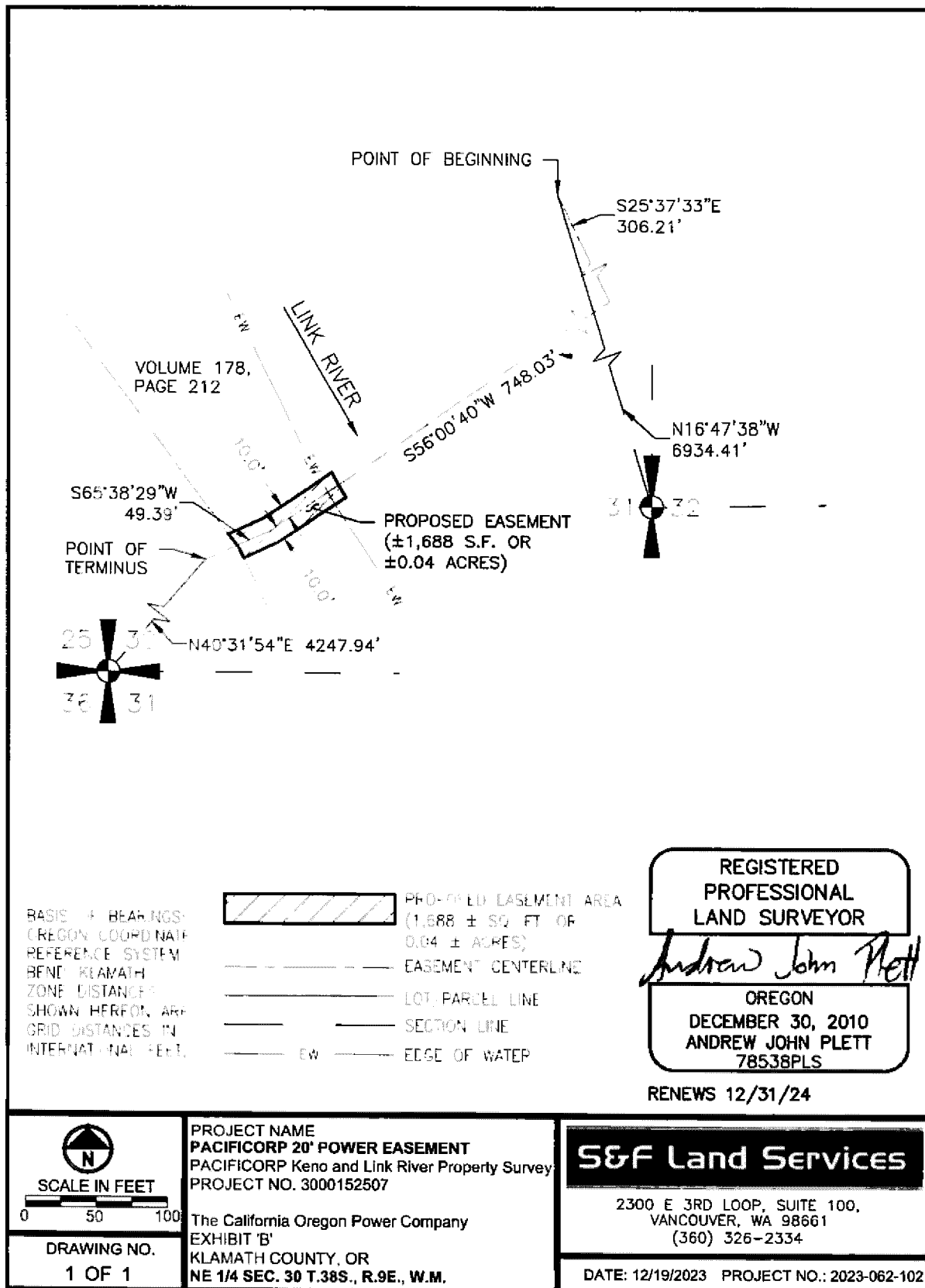
Beginning at a point which bears North 16°47'38" West 6934.41 feet from the easterly quarter corner of Section 31, Township 38 South, Range 9 East of the Willamette Meridian; thence South 25°37'33" East 306.21 feet; thence South 56°00'40" West 748.03 feet; thence South 65°38'29" West 49.39 feet to the **Point of Terminus**, said point bears North 40°31'54" East 4247.94 feet from the southwest corner of said Section 30.

The sidelines of the easement to be shortened or lengthened as necessary to end at the westerly ordinary high water line of the Link River and the westerly boundary line of the land described in Volume 178, Page 212, recorded 7/24/1945, Klamath County Deed Records.

Containing an area of 1,688 Square Feet or 0.04 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

20' POWER DISTRIBUTION EASEMENT

A 20.00-foot-wide strip of land, being a portion of the land described in Volume M68, Page 532, Klamath County Deed Records, located in Government Lot 1, in the southwest one-quarter of Section 31, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 10.00 feet on each side, when measured at right angles to, the following described centerline:

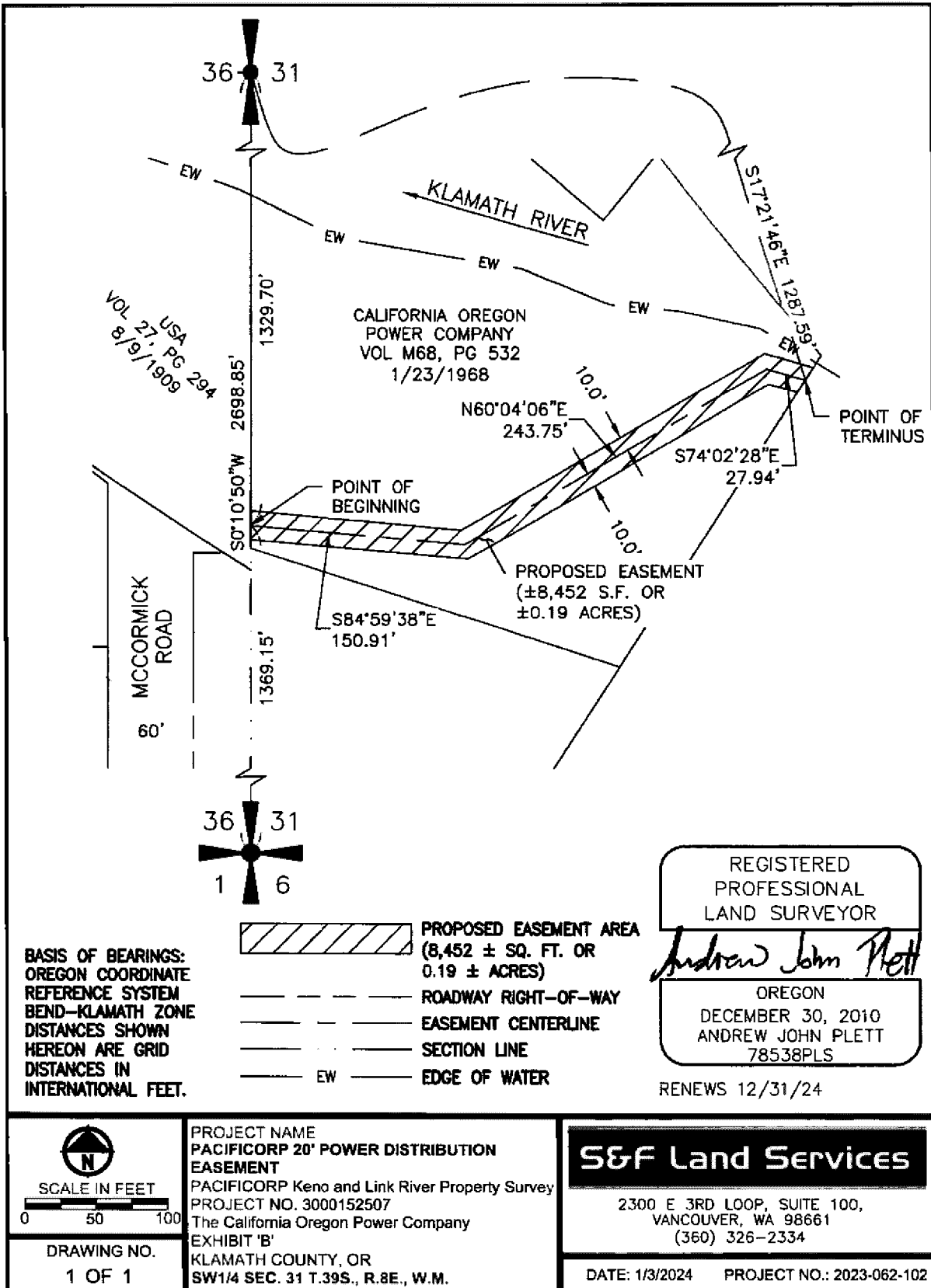
Beginning at a point on the West line of said Section 31, which bears North 0°10'50" East 1369.15 feet from an axle marking the southwest corner said Section 31; thence South 84°59'38" East 251.46 feet; thence North 60°04'06" East 243.75 feet; thence South 74°02'28" East 27.94 feet to the easterly boundary line of the land described in Volume M68, Page 532, Klamath County Deed Records, being the **Point of Terminus**, said point bears South 17°21'46" East 1287.59 feet from the West quarter corner of said Section 31;

The sidelines of the easement to be shortened or lengthened as necessary to end at the westerly and easterly boundary line of the land described in Volume M68, Page 532, Klamath County Deed Records.

Containing an area of 8,452 Square Feet or 0.19 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.



LEGAL DESCRIPTION

20' POWER DISTRIBUTION EASEMENT

A 20.00-foot-wide strip of land, being a portion of the land described in Volume 93, Page 627, Klamath County Deed Records, located in Government Lots 1 and 2, in the southwest one-quarter of Section 36, Township 39 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, said strip lies 10.00 feet on each side, when measured at right angles to, the following described centerline:

Beginning at a point which bears South 81°25'47" East 1600.84 feet from the westerly quarter corner of said Section 36; thence South 62°05'04" West 306.92 feet; thence South 03°40'09" East 961.15 feet to a point hereinafter referred to as Point "A"; thence South 10°44'15" West 486.98 feet; thence South 53°31'33" East 311.43 feet to the **Point of Terminus**, said point bears North 65°35'08" East 1631.59 feet from the southwest corner of said Section 36;

Together with the following described strip of land:

Beginning at aforementioned Point "A"; thence South 86°30'07" East 69.18 feet to the **Point of Terminus**.

Excepting therefrom that portion lying easterly of the westerly ordinary high water line of the Klamath River.

Containing an area of 31,591 Square Feet or 0.73 Acres, more or less.

Subject to Easements and Restrictions of Record.

Bearings based on the Oregon Coordinate Reference System, Bend-Klamath Falls Zone, distances in International Feet.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Andrew John Plett

OREGON
DECEMBER 30, 2010
ANDREW JOHN PLETT
78538PLS

RENEWS 12/31/24



POINT OF BEGINNING

S81°25'47"E 1600.84'

S62°05'04"W
306.92'

10.0'
10.0'

S03°40'09"E
961.15'

THE CALIFORNIA OREGON
POWER COMPANY
VOLUME 93, PAGE 627

PROPOSED EASEMENT
(±31,591 S.F. OR
±0.73 ACRES)

POINT "A"

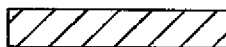
POINT OF
TERMINUS

S10°44'15"W
486.98'

S53°31'33"E
311.43'

N65°35'08"E 1631.59'

POINT OF
TERMINUS



PROPOSED EASEMENT AREA
(31,591 ± SQ. FT. OR
0.73 ± ACRES)

EW

EDGE OF WATER

EW

EASEMENT CENTERLINE

BASIS OF BEARINGS:
OREGON COORDINATE
REFERENCE SYSTEM
BEND-KLAMATH ZONE
DISTANCES SHOWN
HEREON ARE GRID
DISTANCES IN
INTERNATIONAL FEET.



SCALE IN FEET

0 150 300

DRAWING NO.

1 OF 1

PROJECT NAME
**PACIFICORP 20' POWER DISTRIBUTION
EASEMENT**
PACIFICORP Keno and Link River Property Survey
PROJECT NO. 3000152507
The California Oregon Power Company
EXHIBIT 'B'
KLAMATH COUNTY, OR
SW1/4 SEC. 36 T.39S., R.7E., W.M.

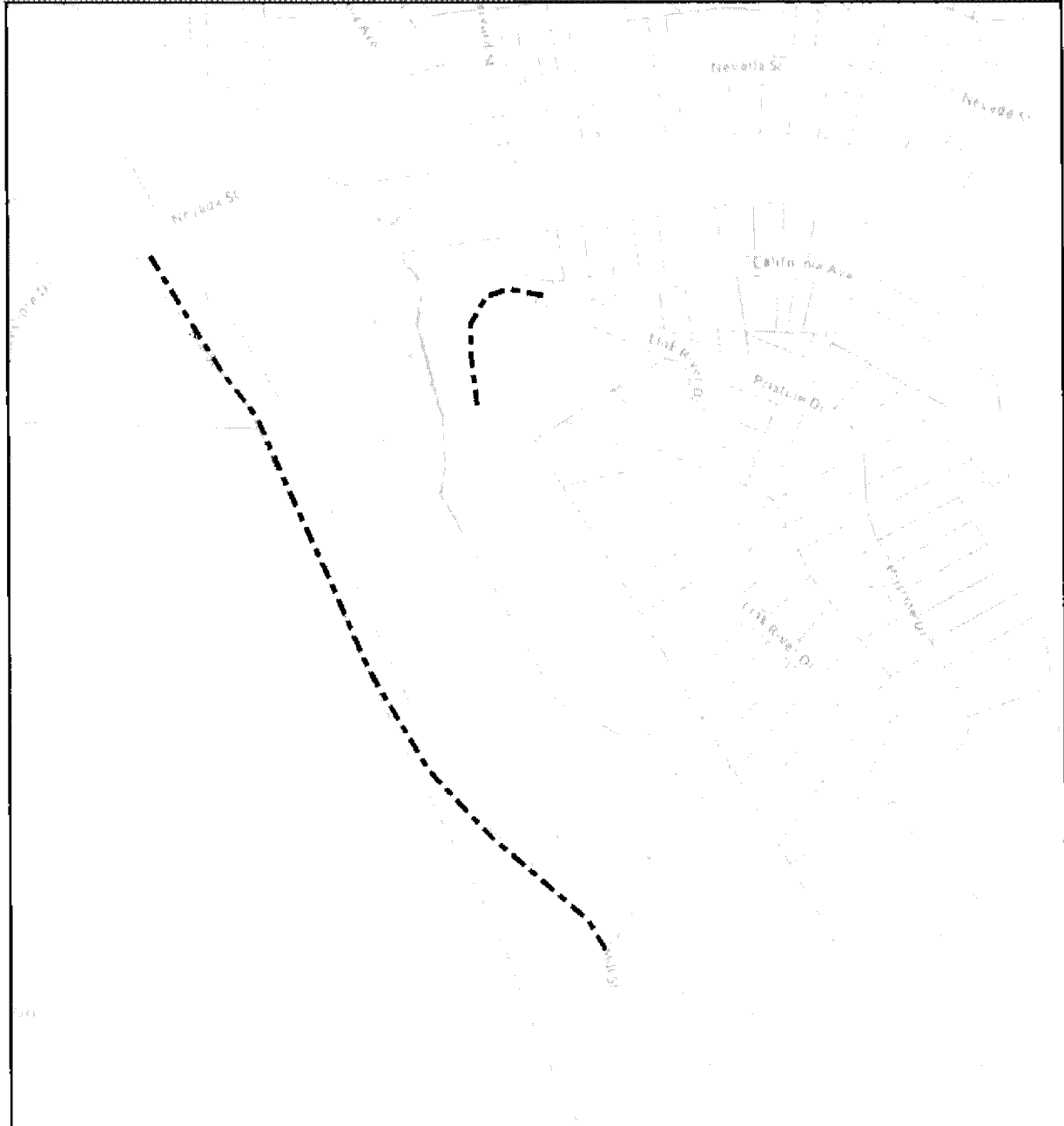
S&F Land Services

2300 E 3RD LOOP, SUITE 100,
VANCOUVER, WA 98661
(360) 326-2334

DATE: 11/28/2023 PROJECT NO.: 2023-062-102

Attachment 3 to Exhibit C
Access Roads

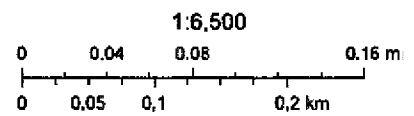
Link River Dam Transmission and Distribution Line
Approximate Access Routes (via existing roads and trails)

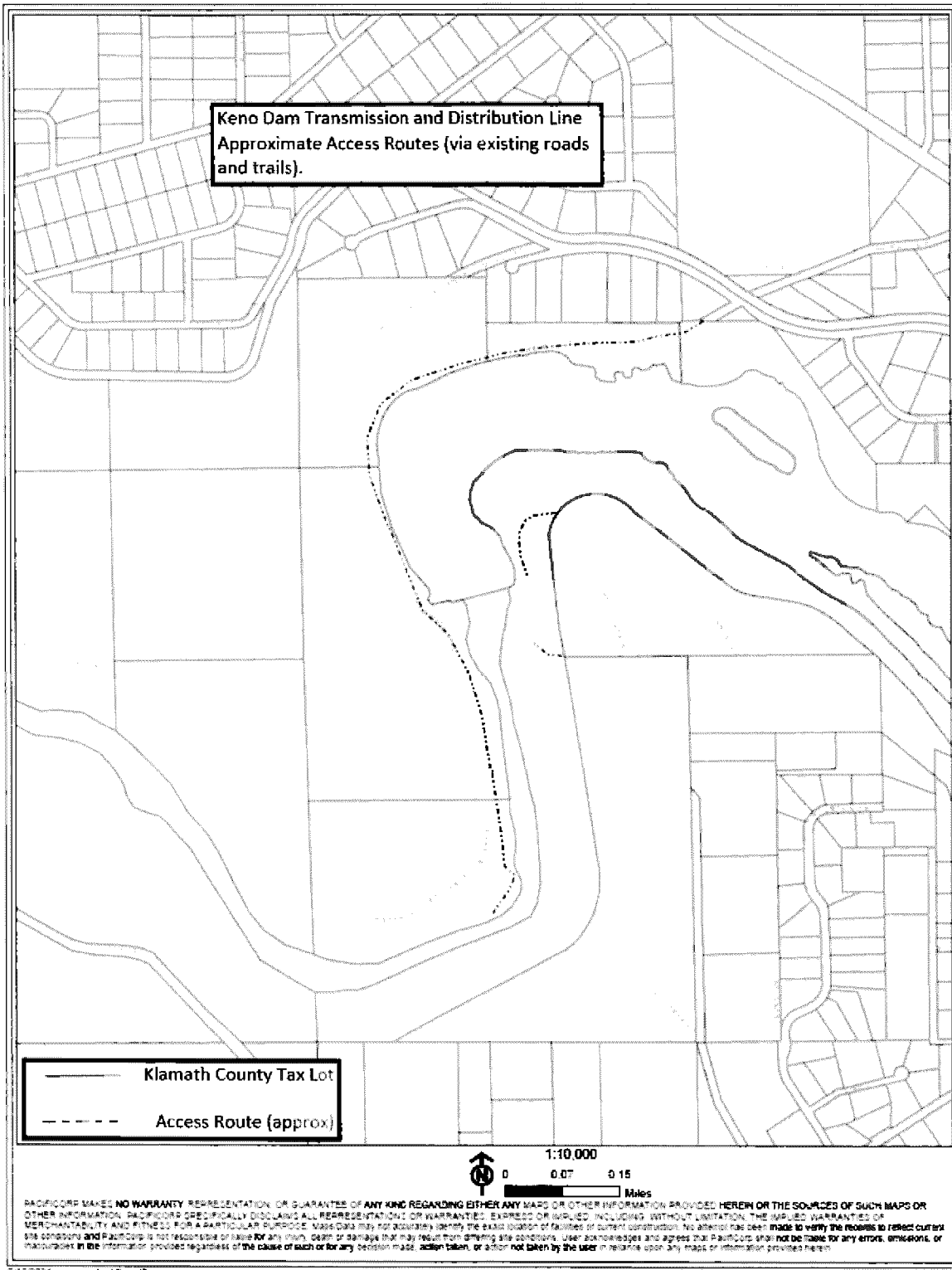


7/12/2024

Klamath County Taxlots

--- Access Route (approx)





**Attachment 4 to Exhibit C
Operation Plan Approval**



NOTED AFTER THE

United States Department of the Interior

**BUREAU OF RECLAMATION
Klamath Basin Area Office
6600 Washburn Way
Klamath Falls, OR 97603-9365**

**KO-100
2.2.3.19**

VIA ELECTRONIC MAIL ONLY

**Demian Ebert, Klamath Program Manager
Pacific Power – Hydro Resources
825 NE Multnomah Blvd, Suite 1800
Portland, Oregon 97232**

Subject: Operation and Maintenance Plan for PacifiCorp Reserved Interests

Upon PacifiCorp's conveyance of the fee simple parcels and access easements associated with Keno River Dam and Link River Dam, PacifiCorp asserts the need to reserve certain easements to support existing electric power facilities, including transmission and distribution power structures, and access thereto for continued Operation and Maintenance (O&M) of and access to the facilities.

As these properties would be under federal ownership and subject to federal laws and regulations, conveyance occurs, PacifiCorp provided for Reclamation's review and approval a process for said easements, inclusive of typical activities PacifiCorp performs to operate and maintain transmission and distribution facilities, which are split into five different classes based on complexity, probability and magnitude of impacts, and the notification and approval required by Reclamation to complete the activity. Reclamation provided thorough review and approval of PacifiCorp's O&M Plan and coordinated with PacifiCorp to finalize the details of the plan, which was included and analyzed in Reclamation's Environmental Assessment (CGB-EA-2023-037) associated Finding of No Significant Impact (CGB-FONSI-2023-037) for the associated Transfer, signed on December 13, 2023. As such, Reclamation has hereby approved the O&M Plan for the reserved easements associated with the Keno and Link River properties.

Per Exhibit C of the Transfer Agreement between PacifiCorp and Reclamation, Form and PacifiCorp Reserved Interests, PacifiCorp's operating plan "shall be reviewed and approved as necessary by Grantor and reapproved by the authorized officer at least every 10 years and may be subject to additional environmental compliance efforts pursuant to federal law."

EXHIBIT D
GRANTOR'S RESERVED TEMPORARY CONSTRUCTION EASEMENTS

Grantor reserves for itself, its successors and assigns:

Temporary, exclusive easements over, under, on, upon, through, and across such portions of the Property as necessary for purposes of Grantor's dam decommissioning activities, including but not limited to, access, including access for construction equipment, construction staging, hauling debris, sealing intake gates, permitting, engineering, environmental, compliance monitoring, constructing, deconstructing, and any activity Grantor deems necessary (collectively "Decommissioning Activities") on and within the Property in connection with decommissioning of certain Grantor's East Side and West Side developments (the "Temporary Construction Easements") as further described below.

In exercising the rights and privileges reserved by these Temporary Construction Easements, Grantor shall comply with all present and future federal laws and regulations and all present and future state, county, and municipal laws, regulations, and other legal requirements that apply to the easement area, to the extent they do not conflict with federal law, regulation, or policy. Grantee assumes no responsibility for enforcing laws, regulations, and other legal requirements that fall under the jurisdiction of other governmental entities.

All plans for development, layout, construction, reconstruction, or alteration of improvements in the easement area, as well as revisions to those plans, must be prepared by a licensed engineer, architect, landscape architect, or other qualified professional. These plans and plan revisions must have written approval from the authorized officer before they are implemented, which approval shall not be unreasonably withheld or delayed. The authorized officer may require the grantee to furnish as-built plans, maps, or surveys upon completion of the work.

The authorized officer is the Regional Resources Manager, California Great Basin Region or a subordinate official with delegated authority.

The Temporary Construction Easements areas are as follows:

- The west side of Link River Dam from Lakeshore Drive, parcels R-3809-00000-05800-000, R-3809-00000-05900-000, and R-3809-00000-05700-000 (for general access, construction equipment access, hauling debris, etc.).
- The parking area on the west side of Link River Dam, parcels R-3809-00000-05900-000 and R-3809-00000-05700-000 (for construction staging).
- The top of Link River Dam to seal intake gates in Link River Dam where water is diverted for the East Side and West Side developments.
- Property on the east side of Link River Dam from California Avenue, parcel R-3809-00000-05700-000 (for general access, construction equipment access, hauling debris, etc.).
- The headgates of the West Side Canal, parcel R-3809-00000-05700-000 (to decommission the headgates and canal).
- The parking area on the east side of Link River Dam, parcel R-3809-00000-05700-000 (for construction staging).

The Temporary Construction Easements granted herein shall terminate at such time as the Grantor has received formal public notice from the Federal Energy Regulatory Commission that its Decommissioning Activities at Link River Dam have been fulfilled. At such time, and at Grantee's request, Grantor shall prepare and record such termination documentation as is necessary to remove the Temporary Construction Easements from the record of title.

Until such time as the Temporary Construction Easements are terminated, the rights and obligations of Grantor and Grantee shall be binding upon and shall benefit their respective heirs, successors and assigns and shall run with the land.