



**Coos County
Planning Department
Property Line Adjustment
Application**

Official Use Only
Fee \$700.00
Receipt No. 212997
Check No./Cash 2225
Date 10/24/19
Received By E. O. M.
File No. PLA-19-019

Introduction

The purpose of a property line adjustment application is to review changes in property lines when no new lots are being created. Property lines may be changed to account for the location of fences, driveways, gardens and buildings. For example, a property owner may discover that a fence is located on a neighbor's property. As a solution, the affected property owners may agree to relocate their property lines. A property line adjustment review is needed to make sure the change is consistent with zoning standards.

In addition to filling out the application form, the applicant needs to draw a plot plan. The plot plan will show the property lines and dimensions, and the location of all buildings, wells, septic tanks and drain field for the parcels which are being adjusted.

The applicants need to submit the application to the Planning Department. Once the application and plot plan are accepted, staff will review the proposal.

A single adjustment of one line between two abutting properties will be approved as an administrative act.

Multiple adjustments between more than two abutting properties will be processed as a land use decision and may be approved as a single application on condition that each adjustment is completed prior to the next, in accordance with ORS Chapter 92.

Approval will become final after the applicant(s) complies with the approval criteria including completion of surveys when required and recording of the property line adjustment deed(s). These must be completed within one year of the approval.

This information is provided as a courtesy and is not intended to replace the provisions of Article 6.3.

If you have any questions about this application, please feel free to contact this office at 541-396-7770 or visit us at 225 North Adams Street in Owen Building in Coquille, Oregon.

Please complete the following sections:

A. Property 1:

Owner(s): ATR SERVICES Telephone: 541-953-7866
Address: P.O. Box 876
City/State: VENETA, OR Zip Code: 97487-0876
Lien Holder(s): _____
Address: 56822 MYRTLE TERRACE RD
City/State: COQUILLE, OR Zip Code: 97423
Township: 28S R 12W Section: 07 BA
Range: R 12 W Tax Lot: 100
Tax Account: 844900 Zoning District: RR-2
Initial Lot Size: 27.37 Ac Adjusted Lot Size: 21.37 Ac

B. Property 2:

Owner(s): JOHN T. BRUGH Telephone: 260-5198
Address: P.O. Box 412
City/State: COQUILLE, OR Zip Code: 97423
Lien Holder(s): N/A
Address: 94106 CRYSTAL CK RD
City/State: COQUILLE, OR Zip Code: 97423
Township: 28S Section: 07BA
Range: 12 W Tax Lot: 101, 200, 400, 401, 300
Tax Account: 844907 Zoning District: RR 2
Initial Lot Size: 3.4 Ac Adjusted Lot Size: 10.6 Ac

C. Applicant:

Name: JOHN T. BRUGH Telephone: 541-687-2233
Address: P.O. Box 412
City/State: COQUILLE OR Zip Code: 97423

D. Surveyor

Name/Company: TONY HASTER Telephone: 541-267-6102
Address: 63538 PINTAIL DR
City/State: COOS BAY, OR Zip Code: 97420

E. Purpose of the Property Line Adjustment

RESOLVE BUILDING ENCROACHMENT

F. Criteria from Article 6.3

ARTICLE 6.3 PROPERTY LINE ADJUSTMENTS

SECTION 6.3.100 PROPERTY LINE ADJUSTMENTS:

As set forth in ORS 92.190(3), the common boundary line between lots or parcels may be adjusted in accordance with this section without the replatting procedures in ORS 92.180 and 92.185 or the vacation procedures in ORS Ch. 368. Once a lot or parcel line has been adjusted, the adjusted line shall be the boundary or property line, not the original line. The Director has authority to approve a line adjustment as an Administrative Action.

SECTION 6.3.125 PROCEDURE:

1. An application for a line adjustment or elimination shall be filed by the owners of all lots or parcels affected. The application shall be accompanied by an appropriate fee and contain the following information:
 - a. Reason for the line adjustment;
 - b. Vicinity map locating the proposed line adjustment or elimination in relation to adjacent subdivisions, partitions, other units of land and roadways;
 - c. A plot plan showing the existing boundary lines of the lots or parcels affected by the line adjustment and the approximate location for the proposed adjustment line. The plot plan shall also show the approximate location of all structures within ten (10) feet of the proposed adjusted line;
 - d. A current property report (less than 6 months old) indicating any taxes, assessment

- or other liens against the property, easements, restrictive covenants and rights-of-way, and ownerships of the property of the proposed development. A title report is acceptable.
- e. A notice of application and decision will be provided to any and all lien holders of record for the property that will be affected by the proposed adjustment. Applicants should consult with any and all such lien holders prior to submittal of an application.
2. A line adjustment is permitted only where an additional unit of land is not created and where the lot or parcel reduced in size by the adjustment complies with the requirements of the applicable zone except that a line adjustment for the purpose of exchange or transfer of land between resource land owners shall be allowed so long as:
 - a. No parcel is reduced in size contrary to a condition under which it was formed;
 - b. The resulting parcel sizes do not change the existing land use pattern (e.g. two conforming parcels must remain conforming; and
 - c. Two non-conforming parcels may remain non-conforming; and, two parcels, one conforming and one non-conforming, may remain as such regardless of which parcel is non-conforming after the exchange or transfer).
 3. An encroachment of existing or planned structures will not be created within required setbacks as a result of the line adjustment.
 4. A line adjustment for a lot or parcel that contains a dwelling, not on a public sanitation system, and is less than an acre before the adjustment and further reduced as a result of the adjustment shall obtain documentation from Department of Environmental Quality (DEQ) that the sanitation system will still meet their requirements.
 5. In resource lands, a unit of land containing a dwelling, or approved for construction of a dwelling, cannot be adjusted with a vacant resource unit of land for the purpose of qualifying the vacant unit for a 160-acre dwelling.
 - a. A resource unit of land less than 160 acres and containing a (preexisting) dwelling, or approved for construction of a dwelling, cannot be adjusted with a vacant resource unit of land for the purpose of qualifying the vacant unit for a 160-acre dwelling;
 - b. A resource unit of land 160 acres or greater and containing a (preexisting) dwelling, or approved for construction of a dwelling, cannot be adjusted below 160 acres with a vacant resource unit of land for the purpose of qualifying the vacant unit for a 160-acre dwelling;
 - c. A resource unit of land 160 acres or greater and containing a dwelling approved as a 160-acre dwelling, or approved for construction of a 160-acre dwelling, cannot be reduced below 160 acres for the purpose of qualifying the vacant unit for a 160-acre dwelling.
 6. Same Designation: A line adjustment shall only be permitted where the sale or transfer of ownership is made between abutting owners of like designated lands, residential lands, commercial lands, industrial lands, resource lands, and estuary zoned lands unless an existing structure encroaches over an existing property boundary or the boundary line adjustment is required to comply with requirements of the State Department of Environmental Quality for a subsurface sewage system.

G. Authorization: All areas must be initialed by all applicant(s) prior to the Planning Department accepting any application.


Property 1

7.B.
Property 2

I hereby attest that I am authorized to make the application for a discretionary decision and the statements within this application are true and correct to the best of my knowledge and belief. I affirm that this is a legally created tract, lot or parcel of land. I understand that I have the right to an attorney for verification as to the creation of the subject property. I understand that any action authorized by Coos County may be revoked if it is determined that the action was issued based upon false statements or misrepresentation.


Property 1

7.B.
Property 2

FEES

The Coos County Board of Commissioners has adopted a schedule of fees and if the property owners understand they are subject to the fee. If a hearings officer is required to review this matter the property is responsible for actual cost of processing the application.


Property 1

7.B.
Property 2

I understand it is the function of the Planning Department to impartially review my application and to address all issues affecting it regardless of whether the issues promote or hinder the approval of my application. In the event a public hearing is required to consider my application, I agree I bear the burden of proof. I understand that approval is not guaranteed and the applicant(s) bear the burden of proof to demonstrate compliance with the applicable review criteria.

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSE ONLY

NE 1/4 NW 1/4 SEC. 7 T28S R12W W.M.
COOS COUNTY

1" = 100'
SEE MAP 28S 12W 06

EXISTING PARCELS

28S 12W 07BA

CANCELLED NO.
301
604
602
302
303
605

TL202
28 12 7A

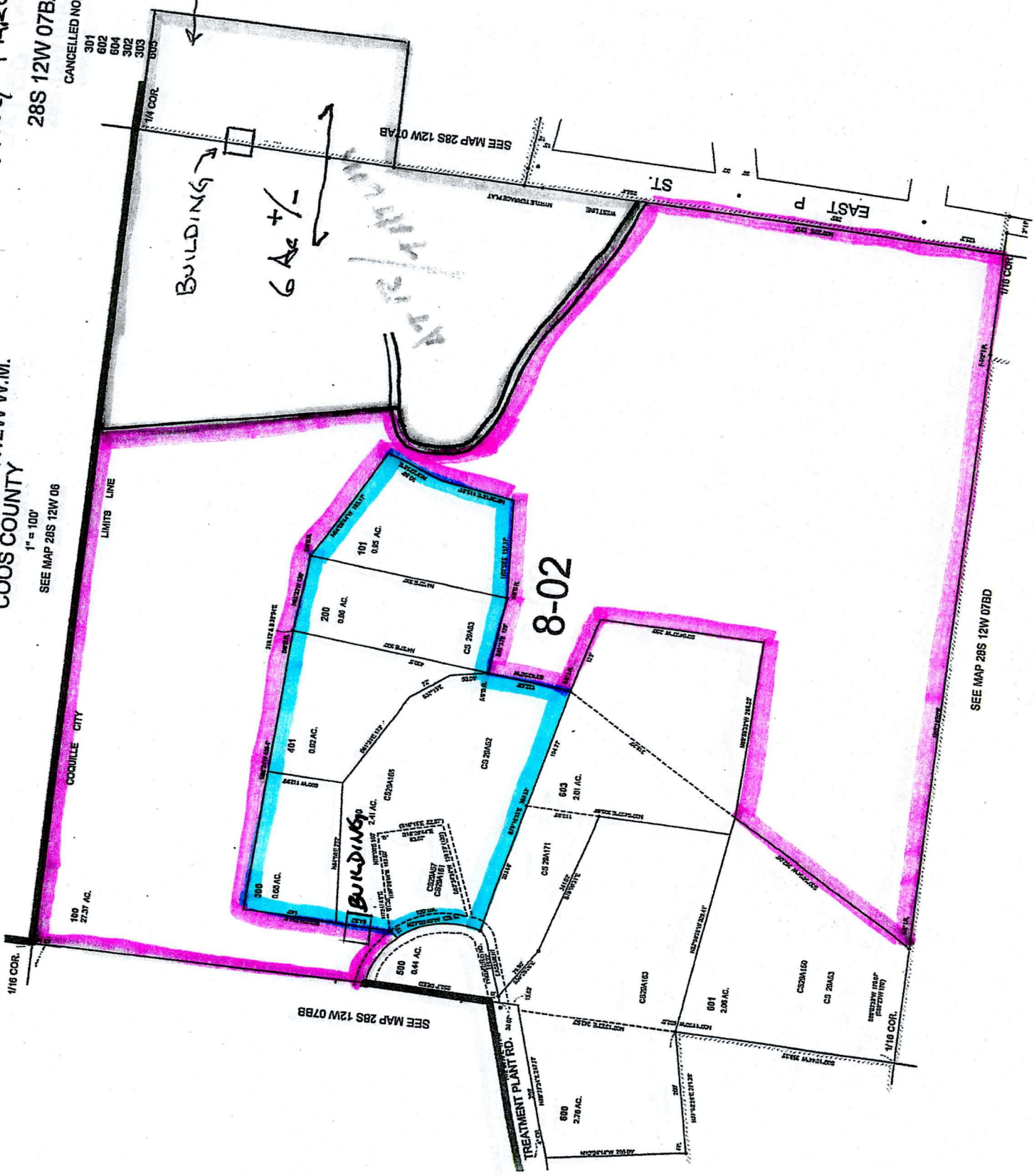
BUILDING

6 AC +/-

28 12 7A

8-02

BUILDING



SEE MAP 28S 12W 07BB

SEE MAP 28S 12W 07BD

2-3-2010
28S 12W 07BA

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSE ONLY.

NE1/4 NW1/4 SEC. 7 T28S R12W W.M.
COOS COUNTY

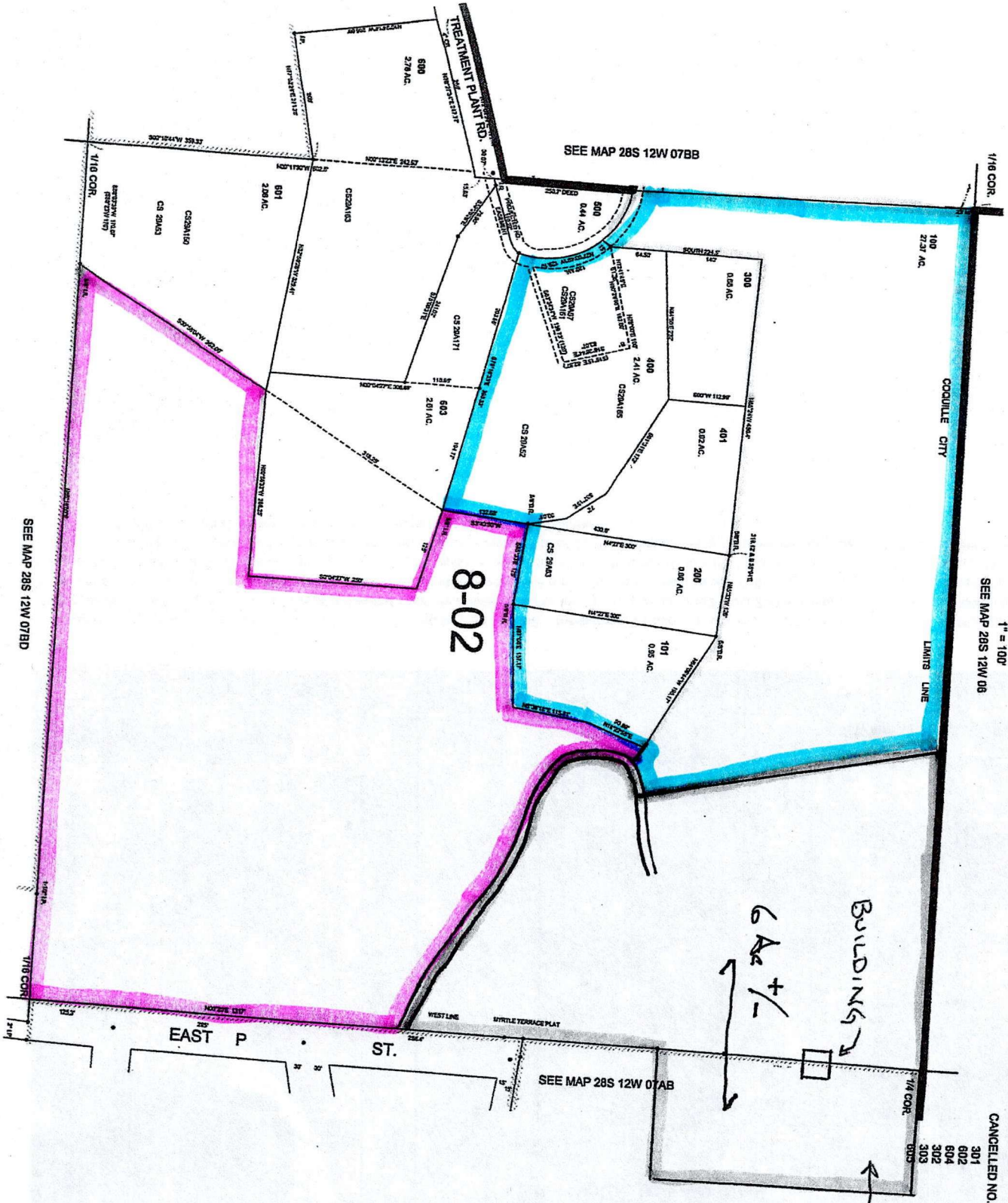
ADJUSTED PARCELS

28S 12W 07BA

CANCELLED NO.

- 301
- 302
- 303
- 304
- 305

1" = 100'
SEE MAP 28S 12W 08



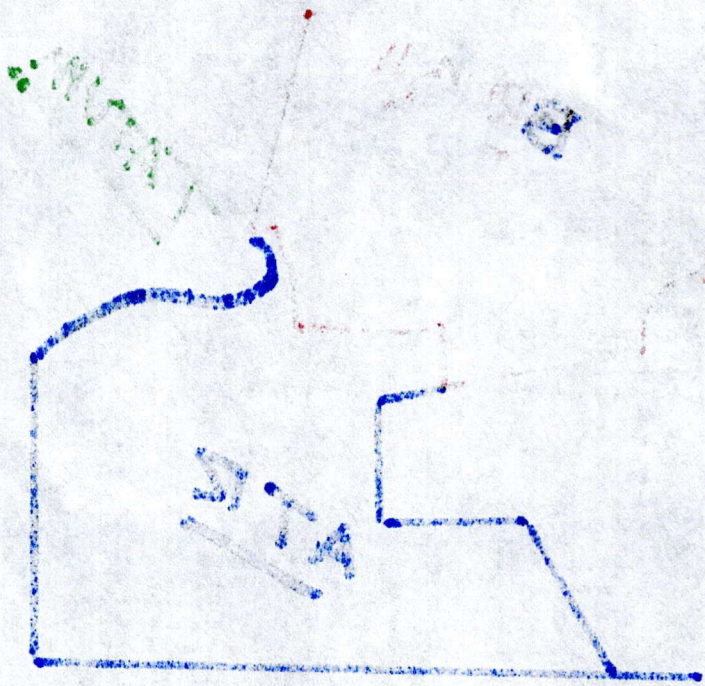
28S 12W 07BA

2-3-2010

September 2019 Data Set (PARCEL ALIGNMENT WITH PHOTO MAY NOT BE EXACT)



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300 W Anderson
(541)269-5127

OWNERSHIP AND ENCUMBRANCES REPORT WITH GENERAL INDEX LIENS
Informational Report of Ownership and Monetary and Non-Monetary Encumbrances

To ("Customer"): Tony Hostetter
63538 Pintale Drive
Coos Bay, OR 97420

Customer Ref.: _____
Order No.: 360619028935
Effective Date: October 8, 2019 at 08:00 AM
Charge: \$250.00
\$100.00

The information contained in this report is furnished by Ticor Title Company of Oregon (the "Company") as a real property information service based on the records and indices maintained by the Company for the county identified below. THIS IS NOT TITLE INSURANCE OR A PRELIMINARY TITLE REPORT FOR, OR COMMITMENT FOR, TITLE INSURANCE. No examination has been made of the title to the herein described property, other than as specifically set forth herein. Liability for any loss arising from errors and/or omissions is limited to the lesser of the charge or the actual loss, and the Company will have no greater liability by reason of this report. THIS REPORT IS SUBJECT TO THE LIMITATIONS OF LIABILITY STATED BELOW, WHICH LIMITATIONS OF LIABILITY ARE A PART OF THIS REPORT.

THIS REPORT INCLUDES MONETARY AND NON-MONETARY ENCUMBRANCES.

Part One - Ownership and Property Description

Owner. The apparent vested owner of property ("the Property") as of the Effective Date is:

John T. Brugh

Premises. The Property is:

(a) Street Address:

94108/94118 Crystol Creek Lane, Coquille, OR 97423
94106 Crystol Creek Lane, Coquille, OR 97423

(b) Legal Description:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

EXHIBIT "A"
Legal Description

PARCEL 1:

A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

PARCEL 2:

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 224.50 feet to a 5/8 inch iron rod; thence South 88° 24' 00" East 460.40 feet to the Northwest corner of TAX LOT 200 - Map 28-12-07BA and the true point of beginning of the following described parcel; thence North 88° 24' 00" West 229.22 feet to a 5/8 inch iron rod; thence South 00° 00' 00" West 112.99 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence North 04° 37' 00" East 296.55 feet to the true point of beginning.

PARCEL 3:

A tract of land located in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East 157.17 feet; thence North 6° 36' 18" East 115.81 feet; thence North 18° 22' 58" East 90.89 feet; thence North 64° 06' 44" West 195.17 feet to the point of beginning.

PARCEL 4: A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7, and running thence South 45° 03' West 15.0 feet to the center of the roadway from State Highway #42 to the City of Coquille Water Treatment Plant; thence down the center of said road along a 128.0 foot radius curve to the right the long chord of which bears South 14° 12' East 130.9 feet; thence South 77° 27' East 15.0 feet to a 5/8 inch iron rod; thence South 79° 21' East 397.9 feet to a 5/8 inch iron rod; thence North 4° 27' East 430.6 feet to a 5/8 inch iron rod; thence North 88° 42' West 460.4 feet; thence South 224.5 feet to the point of beginning.

SAVE AND EXCEPT that property conveyed in Bargain and Sale Deed recorded July 6, 1999 bearing Microfilm Reel No. 1999-8584, Records Coos County, Oregon.

SAVE AND EXCEPT that property conveyed in Property Line Adjustment Deed recorded October 26, 1999 bearing Microfilm Reel No. 1999-13534, Records Coos County, Oregon.

SAVE AND EXCEPT that property conveyed by Property Line Adjustment Deed recorded December 12, 2005 bearing Microfilm Reel No. 2005-18749, Records Coos County, Oregon.

SAVE AND EXCEPT that property conveyed by Warranty Deed recorded May 22, 2006 bearing Microfilm Reel No. 2006-6787, Records Coos County, Oregon.

PARCEL 4A: A parcel of land located in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City

EXHIBIT "A"
Legal Description

of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet, more or less, to the point of beginning.

ALSO: That property conveyed by Property Line Adjustment Deed recorded October 26, 1999 bearing Microfilm Reel No. 1999-13534, Records Coos County, Oregon, being more particularly described as follows: A portion of the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 72° 41' 45" East for a distance of 61.36 feet to a 5/8 inch iron rod; thence North 75° 00' 00" East for a distance of 100.00 feet to a 5/8 inch iron rod; thence South 16° 26' 41" East for a distance of 18.00 feet to a 5/8 inch iron rod; thence South 80° 28' 58" West for a distance of 162.51 feet back to the point of beginning.

ALSO: That property conveyed by Property Line Adjustment Deed recorded December 12, 2005 bearing Microfilm 2005-18749, Records Coos County, Oregon, being more particularly described as follows: Being a portion of the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon:

Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon: thence North 00° 00' 00" East for a distance of 84.50 feet to a 5/8 inch iron rod; thence North 84° 55' 00" East for a distance of 232.00 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East for a distance of 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East for a distance of 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East for a distance of 50.11 feet to a 5/8 inch iron rod; thence South 03° 43' 50" West a distance of 132.68 feet to a 5/8 inch iron rod; thence North 79° 16' 33" West for a distance of 398.33 feet to a 5/8 inch iron rod on the Southeasterly right of way of Crystal Creek Lane; thence along said right of way following an unspecified curve to the left the long chord of which bears North 39° 24' 18" East a distance of 35.27 feet to a 5/8 inch iron rod; thence North 63° 34' 34" East for a distance of 139.69 feet to a 5/8 inch iron rod; thence North 16° 28' 49" West a distance of 83.22 feet to a 5/8 inch iron rod; thence North 16° 25' 50" West a distance of 17.86 feet to a 5/8 inch iron rod; thence South 75° 00' 00" West for a distance of 100.00 feet to a 5/8 inch iron rod; thence South 72° 41' 45" West for a distance of 61.36 feet to the point of beginning.

LIMITATIONS OF LIABILITY

"CUSTOMER" REFERS TO THE RECIPIENT OF THIS REPORT.

CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES THAT IT IS EXTREMELY DIFFICULT, IF NOT IMPOSSIBLE, TO DETERMINE THE EXTENT OF LOSS WHICH COULD ARISE FROM ERRORS OR OMISSIONS IN, OR THE COMPANY'S NEGLIGENCE IN PRODUCING, THE REQUESTED REPORT, HEREIN "THE REPORT." CUSTOMER RECOGNIZES THAT THE FEE CHARGED IS NOMINAL IN RELATION TO THE POTENTIAL LIABILITY WHICH COULD ARISE FROM SUCH ERRORS OR OMISSIONS OR NEGLIGENCE. THEREFORE, CUSTOMER UNDERSTANDS THAT THE COMPANY IS NOT WILLING TO PROCEED IN THE PREPARATION AND ISSUANCE OF THE REPORT UNLESS THE COMPANY'S LIABILITY IS STRICTLY LIMITED. CUSTOMER AGREES WITH THE PROPRIETY OF SUCH LIMITATION AND AGREES TO BE BOUND BY ITS TERMS

THE LIMITATIONS ARE AS FOLLOWS AND THE LIMITATIONS WILL SURVIVE THE CONTRACT:

ONLY MATTERS IDENTIFIED IN THIS REPORT AS THE SUBJECT OF THE REPORT ARE WITHIN ITS SCOPE. ALL OTHER MATTERS ARE OUTSIDE THE SCOPE OF THE REPORT.

CUSTOMER AGREES, AS PART OF THE CONSIDERATION FOR THE ISSUANCE OF THE REPORT AND TO THE FULLEST EXTENT PERMITTED BY LAW, TO LIMIT THE LIABILITY OF THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS FOR ANY AND ALL CLAIMS, LIABILITIES, CAUSES OF ACTION, LOSSES, COSTS, DAMAGES AND EXPENSES OF ANY NATURE WHATSOEVER, INCLUDING ATTORNEY'S FEES, HOWEVER ALLEGED OR ARISING, INCLUDING BUT NOT LIMITED TO THOSE ARISING FROM BREACH OF CONTRACT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF WARRANTY, EQUITY, THE COMMON LAW, STATUTE OR ANY OTHER THEORY OF RECOVERY, OR FROM ANY PERSON'S USE, MISUSE, OR INABILITY TO USE THE REPORT OR ANY OF THE MATERIALS CONTAINED THEREIN OR PRODUCED, SO THAT THE TOTAL AGGREGATE LIABILITY OF THE COMPANY AND ITS AGENTS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS SHALL NOT IN ANY EVENT EXCEED THE COMPANY'S TOTAL FEE FOR THE REPORT.

CUSTOMER AGREES THAT THE FOREGOING LIMITATION ON LIABILITY IS A TERM MATERIAL TO THE PRICE THE CUSTOMER IS PAYING, WHICH PRICE IS LOWER THAN WOULD OTHERWISE BE OFFERED TO THE CUSTOMER WITHOUT SAID TERM. CUSTOMER RECOGNIZES THAT THE COMPANY WOULD NOT ISSUE THE REPORT BUT FOR THIS CUSTOMER AGREEMENT, AS PART OF THE CONSIDERATION GIVEN FOR THE REPORT, TO THE FOREGOING LIMITATION OF LIABILITY AND THAT ANY SUCH LIABILITY IS CONDITIONED AND PREDICATED UPON THE FULL AND TIMELY PAYMENT OF THE COMPANY'S INVOICE FOR THE REPORT.

THE REPORT IS LIMITED IN SCOPE AND IS NOT AN ABSTRACT OF TITLE, TITLE OPINION, PRELIMINARY TITLE REPORT, TITLE REPORT, COMMITMENT TO ISSUE TITLE INSURANCE, OR A TITLE POLICY, AND SHOULD NOT BE RELIED UPON AS SUCH. THE REPORT DOES NOT PROVIDE OR OFFER ANY TITLE INSURANCE, LIABILITY COVERAGE OR ERRORS AND OMISSIONS COVERAGE. THE REPORT IS NOT TO BE RELIED UPON AS A REPRESENTATION OF THE STATUS OF TITLE TO THE PROPERTY. THE COMPANY MAKES NO REPRESENTATIONS AS TO THE REPORT'S ACCURACY, DISCLAIMS ANY WARRANTY AS TO THE REPORT, ASSUMES NO DUTIES TO CUSTOMER, DOES NOT INTEND FOR CUSTOMER TO RELY ON THE REPORT, AND ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE ON THE REPORT OR OTHERWISE.

IF CUSTOMER (A) HAS OR WILL HAVE AN INSURABLE INTEREST IN THE SUBJECT REAL PROPERTY, (B) DOES NOT WISH TO LIMIT LIABILITY AS STATED HEREIN AND (C) DESIRES THAT ADDITIONAL LIABILITY BE ASSUMED BY THE COMPANY, THEN CUSTOMER MAY REQUEST AND PURCHASE A POLICY OF TITLE INSURANCE, A BINDER, OR A COMMITMENT TO ISSUE A POLICY OF TITLE INSURANCE. NO ASSURANCE IS GIVEN AS TO THE INSURABILITY OF THE TITLE OR STATUS OF TITLE. CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES IT HAS AN INDEPENDENT DUTY TO ENSURE AND/OR RESEARCH THE ACCURACY OF ANY INFORMATION OBTAINED FROM THE COMPANY OR ANY PRODUCT OR SERVICE PURCHASED.

NO THIRD PARTY IS PERMITTED TO USE OR RELY UPON THE INFORMATION SET FORTH IN THE REPORT, AND NO LIABILITY TO ANY THIRD PARTY IS UNDERTAKEN BY THE COMPANY.

CUSTOMER AGREES THAT, TO THE FULLEST EXTENT PERMITTED BY LAW, IN NO EVENT WILL THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS, AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES AND SUBCONTRACTORS BE LIABLE FOR CONSEQUENTIAL, INCIDENTAL, INDIRECT, PUNITIVE, EXEMPLARY, OR SPECIAL DAMAGES, OR LOSS OF PROFITS, REVENUE, INCOME, SAVINGS, DATA, BUSINESS, OPPORTUNITY, OR GOODWILL, PAIN AND SUFFERING, EMOTIONAL DISTRESS, NON-OPERATION OR INCREASED EXPENSE OF OPERATION, BUSINESS INTERRUPTION OR DELAY, COST OF CAPITAL, OR COST OF REPLACEMENT PRODUCTS OR SERVICES, REGARDLESS OF WHETHER SUCH LIABILITY IS BASED ON BREACH OF CONTRACT, TORT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, STRICT LIABILITY, BREACH OF WARRANTIES, FAILURE OF ESSENTIAL PURPOSE, OR OTHERWISE AND WHETHER CAUSED BY NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF CONTRACT, BREACH OF WARRANTY, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE OR ANY OTHER CAUSE WHATSOEVER, AND EVEN IF THE COMPANY HAS BEEN ADVISED OF THE LIKELIHOOD OF SUCH DAMAGES OR KNEW OR SHOULD HAVE KNOWN OF THE POSSIBILITY FOR SUCH DAMAGES.

END OF THE LIMITATIONS OF LIABILITY

Ticor Title Company of Oregon
Order No. 360619028935

End of Reported Information

There will be additional charges for additional information or copies. For questions or additional requests, contact:

John Beaver
541-269-5127
john.beaver@ticortitle.com

Ticor Title Company of Oregon
300 W Anderson
Coos Bay, OR 97420

96 11 0903

STATUTORY BARGAIN AND SALE DEED

Anita R. Brugh, grantor, conveys to John T. Brugh, grantee the following described real property, situated in the County of Coos, State of Oregon, to wit:

- Parcel 1 per Exhibit A attached hereto.
- Parcel 2 per Exhibit B attached hereto
- Parcel 3: Lot 5 Chowning Plat, Coquille, Coos County, Oregon. (Tax Account #73160.00)

REC

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$None. However, the actual consideration consists of or includes other property or value given or promised which is the whole of the consideration. (Property Settlement).

Dated this 26th day of Novem, 1996.

Anita R. Brugh

STATE OF OREGON

County of Coos

ss.

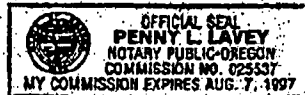
11-26

1996

Personally appeared the above named Anita R. Brugh and acknowledged the foregoing instrument to be her voluntary act and deed. Before me:

Penny L. Lavey
Notary Public for Oregon
My Commission Expires 8-7-97

Send tax statements to:
John T. Brugh
PO Box 412
Coquille, OR 97423



After recording return to:

*ACW ALSH
PO 99
COQUILLE, OR 97423*

RECORDING # 96110903
I, Mary Ann Wilson,
Coos County Clerk, certify
the within instrument
was filed for record at



11:33 ON 11/27/1996
H. BRIGHT Deputy

\$pages 4 Fee \$ 48.00

2169

96 11 0903

A parcel of land situated in the N 1/2 of the NW 1/4 of Section 29, Township 27, South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a 1/2 inch pipe post which is South 86° 32' West a distance of 690.0 feet from the Northeast corner of the said NW 1/4 of Section 29; thence along the Sumner-Cunningham County Road on the following courses: South 3° 25' West 70.8 feet, South 5° 50' East 138.1 feet, South 20° 33' East 205.2 feet, South 1° 37' East 70.8 feet, South 24° 41' West 62.7 feet to the center of the Coquille-Fairview County Road; thence along the said Coquille-Fairview County Road South 87° 53' West 359.7 feet; thence along the Bob Geaney private road North 45° 46' West 701.6 feet to the section line; thence along the section line North 86° 32' East and at 26.0 feet passing through a 3/4 inch pipe post and continue the same course a total distance of 807.0 feet to the place of beginning.

EXCEPTING therefrom a small tract of land consisting of 2.431 acres heretofore sold to Alva W. Downs.

ALSO: A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 29, Township 27, South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 1/2 inch iron rod which is 351.25 feet South and 409.36 feet West of the North quarter section corner of said Section 29 and running thence South 18° 40 1/2' East 138.87 feet to a 1/2 inch iron rod set on the Northerly boundary of the Coquille-Fairview County Road; thence along said road boundary on the following courses: South 83° 11' West 74.04 feet to a 3/8 inch iron rod at Engineers Station 114+00; thence South 74° 47' West 98.16 feet to a 5/8 inch iron rod at Engineers Station 113+00; thence around a 1869.86 foot radius curve to the right the long chord of which bears South 82° 07' West 29.4 feet to a point on the Easterly boundary of the Sumner-Cunningham County (Creek) Road; thence along the said Sumner-Cunningham County Road boundary to a 1/2 inch iron rod which bears North 15° 26 1/2' West 309.76 feet; thence South 61° 21' East 268.22 feet to the point of beginning.

EXCEPTING THEREFROM portion embraced in the roadways.

EX. A

FAIRVIEW

2170

96 11 0903

BRUGH EXHIBIT B

PARCEL 1

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a 5/8" brass rod 319.12 feet south and 538.94 feet East from the Northwest corner of said Northeast quarter of the NW 1/4 and running thence South 4 degrees 27' West 300.00 feet to a 5/8" brass rod; thence South 85 degrees 33' East 125.0 feet to a 5/8" brass rod; thence North 4 degrees 27' East 300.0 feet to a 5/8" brass rod; thence North 85 degrees 33' West 125.0 feet to the point of beginning. Also, the following described land:

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8" iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7, and running thence South 45 degrees 03' West 15.0 feet to the center of the roadway from State Highway #42 to the City of Coquille Water Treatment Plant; thence down the center of said road along a 128.0 foot radius curve to the right the long chord of which bears South 14 degrees 12' East 130.9 feet; thence South 77 degrees 27' East 15.0 feet to a 5/8" iron rod; thence South 79 degrees 21' East 397.9 feet to a 5/8" inch iron rod; thence North 4 degrees 27' East 430.5 feet to a 5/8" iron rod; thence North 68 degrees 42' West 460.4 feet; thence South 224.5 feet to this point of beginning. Excepting from the above-described land, the following: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16" corner on the North line of said Section 7; thence North 80 degrees 37' East 162.82 feet to an iron rod post; thence South 16 degrees 15' East 87.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet more or less, to point of beginning.

PARCEL 2

A tract of land located in the N.E. 1/4 of the N.W. 1/4, Section 7, T. 28 S., R. 12 W.W.M., Coos County, Oregon and more particularly described as follows:

Handwritten notes: 2003, 2005, 18749, 1999-8584, 1999-13534, 2171, 2003/208, 8006-6787

Handwritten note: 2003

Handwritten note: 2003

Handwritten note: 2003

Handwritten notes: 2003-18749, 1999-8584, 1999-13534, 2171, 2003/208, 8006-6787

96 11 0903

BRUGH EXHIBIT B

PARCEL 1

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a 5/8" brass rod 319.12 feet south and 538.94 feet East from the Northwest corner of said Northeast quarter of the NW 1/4 and running thence South 4 degrees 27' West 300.00 feet to a 5/8" brass rod; thence South 85 degrees 33' East 125.0 feet to a 5/8" brass rod; thence North 4 degrees 27' East 300.0 feet to a 5/8" brass rod; thence North 85 degrees 33' West 125.0 feet to the point of beginning. Also, the following described land: A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8" iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7, and running thence South 45 degrees 03' West 15.0 feet to the center of the roadway from State Highway #42 to the City of Coquille Water Treatment Plant; thence down the center of said road along a 128.0 foot radius curve to the right the long chord of which bears South 14 degrees 12' East 130.9 feet; thence South 77 degrees 27' East 15.0 feet to a 5/8" iron rod; thence South 79 degrees 21' East 397.9 feet to a 5/8" inch iron rod; thence North 4 degrees 27' East 430.6 feet to a 5/8" iron rod; thence North 88 degrees 42' West 460.4 feet; thence South 224.5 feet to the point of beginning. Excepting from the above-described land, the following: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80 degrees 37' East 162.82 feet to an iron rod post; thence South 16 degrees 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet more or less, to point of beginning.

PARCEL 2

A tract of land located in the N.E. 1/4 of the N.W. 1/4, Section 7, T. 28 S., R. 12 W.W.M.; Coos County, Oregon and more particularly described as follows:

2171

96 11 0903

Beginning at a 5/8" brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said N.E. 1/4 of the N.W. 1/4; thence S. 4 degrees 27' W. a distance of 300.72 feet to a 5/8" brass rod; thence N. 85 degrees 08' E., a distance of 157.17 feet; thence N. 5 degrees 36' 18" E. a distance of 115.81 feet; thence N. 18 degrees 22' 58" East, a distance of 90.89 feet; thence N. 54 degrees 06' 44" W. a distance of 195.17 feet to the point of beginning.

2172



After Recording Return To:
 Ticor Title
 379 N. Adams
 P.O. Box 368
 Coquille OR 97423

Send Tax Statements To:
 Sandra K. Dotts
 94108 Crystal Creek Lane
 Coquille OR 97423

AFTER RECORDING
 RETURN TO
 Ticor Title Insurance
 300 West Anderson Ave - Box 1078
 Coos Bay, OR 97420-0238

Title Order No. 47-89637
 Escrow No. 47-89637
 Tax Account No. *X79303; Code
 No. 8.02, 8449.04; Code No. 8.02,
 8449.06; Code No. 8.01, 8449.07;
 Code No. 8.01, X175209; Code
 No. 8.02

Handwritten initials

Handwritten cross symbol

Handwritten signatures: Kullon, [unclear], [unclear]

WARRANTY DEED
 (ORS 93.850)

John T. Brugh, an estate in fee simple, Grantor, conveys and warrants to Sandra K. Dotts, an estate in fee simple, Grantee, the following described real property:

See Exhibit 'A' attached hereto and by reference made a part hereof.

The said property is free from encumbrances except COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, SET BACK LINES, POWERS OF SPECIAL DISTRICTS AND EASEMENTS OF RECORD, IF ANY.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

The true consideration for this conveyance is \$397,500.00.

Dated this 19th day of May, 2006.

John T. Brugh
 John T. Brugh

State of OR, County of Coos)ss.

This instrument was acknowledged before me on May 19, 2006
 by John T. Brugh.

Barbara M. Kimball
 Notary Public

My commission expires: 4-29-2010



EXHIBIT 'A'

X PARCEL 1: A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

X PARCEL 2: A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 224.50 feet to a 5/8 inch iron rod; thence South 88° 24' 00" East 460.40 feet to the Northwest corner of TAX LOT 200 - Map 28-12-07BA and the true point of beginning of the following described parcel; thence North 88° 24' 00" West 229.22 feet to a 5/8 inch iron rod; thence South 00° 00' 00" West 112.99 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence North 04° 37' 00" East 296.55 feet to the true point of beginning.

X PARCEL 3: A tract of land located in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East 157.17 feet; thence North 6° 36' 18" East 115.81 feet; thence North 18° 22' 58" East 90.89 feet; thence North 64° 06' 44" West 195.17 feet to the point of beginning.

COOS COUNTY CLERK, OREGON TOTAL \$31.00
TERRI L. TURI, CCC, COUNTY CLERK

05/22/2006 #2006-6787
01:39PM 2 OF 2

Send tax statements to:
John T Brugh
P.O. Box 412
COQUILLE, OR 97423

After recording return to:
John T. Brugh
P.O. Box 412
COQUILLE, OR 97423

PROPERTY LINE ADJUSTMENT DEED

JOHN T. BRUGH GRANTOR(s) conveys and warrants to
JOHN T. BRUGH GRANTEE(s) the following described real property,
situated in the County of Coos, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "A"

Subject to and excepting:

1. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.

Coos County real property Tax Account No. 8449.06 + 8449.07

The consideration for this conveyance stated in terms of dollars is 0

This is a property line adjustment deed. In compliance with ORS 92.190, the following information is furnished:

- 1. The names of the parties to this deed are as set forth above.
- 2. The description of the adjusted line is as follows:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "B"

3. The deed whereby Grantor acquired title to the transferred property is recorded in Microfilm Reel No. 96-11-0903 of the Deed of Records of Coos County, Oregon.

4. The deed whereby Grantee acquired title to the property to which the transferred property is joined is recorded in Microfilm Reel No. 96-11-0903 of the Deed Records of Coos County, Oregon.

5. The survey and monumentation, as required by ORS 92.060 and ORS 209.250, were done by Michael L. Dado PLS No. 2661. His survey is filed with the County Surveyor under Coos County Surveyor's Records, Map No. 29A 167.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Handwritten notes and signatures on the right side of the page, including a large signature and the number 6787.

DATED this 12 day of May 2006.

John T. Brugh
Name
John T. Brugh
Name

STATE OF OREGON)
County of Coos) ss.

This instrument was acknowledged before me on May 12, 2006 by John T. Brugh



Barbara M. Kimball
Notary Public of Oregon
My Commission expires: 4-29-2010

ACCEPTANCE

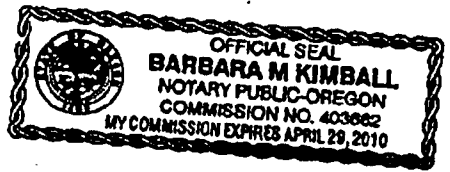
The undersigned grantee(s) hereby accept(s) this property line adjustment deed and signs this acceptance in accordance with ORS 92.190(4).

John T. Brugh
Name

Name

STATE OF OREGON)
County of Coos) ss.

This instrument was acknowledged before me on 2006 by John T. Brugh



Barbara M. Kimball
Notary Public of Oregon
My Commission expires: 4-29-2010

Exhibit "A"

Being a portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon:

thence North 00° 00' 00" East for a distance of 224.50 feet to a 5/8" iron rod; thence
South 88° 24' 00" East for a distance of 460.40 feet to the Northwest corner of Tax Lot
200-Map 28-12-07BA, and the true point of beginning of the following described parcel;
thence North 88° 24' 00" West for a distance of 229.22 feet to a 5/8" iron rod; thence
South 00° 00' 00" West for a distance of 112.99 feet to a 5/8" iron rod; thence South 61°
31' 00" East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00"
East a distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a
distance of 50.11 feet to a 5/8" iron rod; thence North 04° 37' 00" East for a distance of
296.55 feet to the true point of beginning. Said parcel containing 0.89 acres of land
more or less.



05-05-812A2

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

05/12/2006
09:55AM

#2006-6366
3 OF 4

Exhibit "B"

Being located in the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" Iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon:

thence North 00° 00' 00" East for a distance of 224.50 feet to a 5/8" iron rod; thence
South 88° 24' 00" East for a distance of 460.40 feet to the Northwest corner of Tax Lot
200-Map 28-12-07BA, and the true point of beginning of the following described adjusted
line;

thence North 88° 24' 00" West for a distance of 229.22 feet to a 5/8" iron rod; thence
South 00° 00' 00" West for a distance of 112.99 feet to a 5/8" iron rod; thence South 61°
31' 00" East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00"
East a distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a
distance of 50.11 feet to a 5/8" iron rod.



05-05-812B2

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

05/12/2006
09:55AM

#2006-6366
4 OF 4

LARRY, Phyllis Jean CROOK
 924 MONTEREY PLACE N.E.
 RENTON, WA 98056

John T. Bruhn
 P.O. Box 412
 Coquille, OR 97423

John T. Bruhn
 P.O. Box 412
 Coquille, OR 97423

John T. Bruhn
 P.O. Box 412
 Coquille, OR 97423

STATE OF OREGON,
 County of _____ } ss.
 I certify that the within instrument
 was received for record on the _____ day
 of _____, 19____, at
 _____ o'clock _____ M., and recorded in
 book/reel/volume No. _____ on page
 _____ and/or as fee/file/instrum-
 ent/microfilm/reception No. _____,
 Records of said County.
 Witness my hand and seal of County
 affixed.

By _____, Deputy.

SPACE RESERVED FOR RECORDER'S USE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that **LARRY AND PHYLLIS JEAN CROOK**

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
JOHN T. BRUHN
 hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, heredi-
 taments and appurtenances thereunto belonging or in any way appertaining, situated in **COOS** County,
 State of Oregon, described as follows, to-wit:

A parcel of land located in the NE1/4 of the NW1/4 of Section 7, Township 20 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point which is 531.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 130 feet, more or less, to the point of beginning.

TOGETHER WITH an appurtenant easement for right of way purposes, created by instrument recorded April 24, 1967, bearing Microfilm Reel No. 67-4-17439, records of Coos County, Oregon.

AFTER RECORDING
 RETURN TO
 Title Title Insurance
 131 N 3rd - Box 1078
 Coos Bay, OR 97420-0233

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.
 The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ **None**. However, the actual consideration consists of or includes other property or value given or promised which is part of the the whole (indicate which) consideration. (The semicolon between the symbols , if not applicable, should be deleted. See ORS 93.030.)
 In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.
 IN WITNESS WHEREOF, the grantor has executed this instrument this **30** day of **JUNE**, 19**99**, if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.830.

John T. Bruhn
Phyllis Jean CROOK

STATE OF ~~OREGON~~ **WASHINGTON**, County of **KING**) ss. **JUNE 30**, 19**99**,
 This instrument was acknowledged before me on _____
 by **LARRY CROOK & Phyllis Jean CROOK**
 This instrument was acknowledged before me on _____, 19____

OFFICIAL SEAL OF
STEPHANIE J. BOWEN
 Notary Public - State of Washington
 My Commission Expires 2-19-00

Stephanie Bowen
 Notary Public for ~~Oregon~~ **WASHINGTON**
 My commission expires **2-19-00**

*Original
 4/30/00*

WARRANTY DEED

This Space Reserved for Recorder's Use

GRANTOR: KELLY F. SMITH

GRANTEE: LARRY CROOK

Until a change is requested, all tax statements shall be sent to the following address:

LARRY CROOK
HC #6 BOX 239
COQUILLE, OR 97423

Escrow No. 6-73-888 Title No. 6-73-888

After recording return to:
LARRY CROOK
HC #6 BOX 239
COQUILLE, OR 97423

AFTER RECORDING
RETURN TO
Ticor Title Insurance
333 N 3rd - Box 1078
Cedar Bay, OR 97420-0233

STATUTORY WARRANTY DEED

KELLY F. SMITH AND NANCY A. SMITH, HUSBAND AND WIFE Grantor, conveys and warrants to LARRY CROOK AND PHYLLIS JEAN CROOK, HUSBAND AND WIFE Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in COOS County, Oregon, to wit:

SEE 'LEGAL DESCRIPTION' ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930. The said property is free from encumbrances except:

AS SET FORTH ON ATTACHED LEGAL DESCRIPTION---

The true consideration for this conveyance is \$95,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 11 day of June 19 99

Kelly F. Smith
KELLY F. SMITH

Nancy A. Smith
NANCY A. SMITH

State of Oregon, County of Coos
The foregoing instrument was acknowledged before me this 11th day of June, 19 99 by
KELLY F. SMITH
NANCY A. SMITH

Sue L. Lepley
Notary Public for Oregon
My commission expires:



TICOR TITLE INSURANCE

LEGAL DESCRIPTION

A parcel of land located in the NE1/4 of the NW1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 15° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet, more or less, to the point of beginning.

TOGETHER WITH an appurtenant easement for right of way purposes, created by instrument recorded April 24, 1967, bearing Microfilm Reel No. 67-4-17439, records of Coos County, Oregon.

THE WITHIN DESCRIBED PROPERTY IS SUBJECT TO THE FOLLOWING:

1. Rights of the public in and to that portion lying within streets, roads and highways.
2. Easement, including the terms and provisions thereof,
To: Carl Hooker
Recorded: May 21, 1956
Book: 250 Page: 412
Records of COOS County, Oregon.
For: TV cable
3. Easement, including the terms and provisions thereof,
To: Rink Creek Water District
Recorded: August 13, 1959
Book: 273 Page: 240
Records of COOS County, Oregon.
4. Easement, including the terms and provisions thereof,
From: Kelly Smith and Nancy Smith, husband and wife
To: Rink Creek Water District
Recorded: February 9, 1999
Microfilm Reel No. 1999-1667
Records of COOS County, Oregon.
For: Water pipeline

06/14/1999 01:10 REC FEE: \$38.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0002 OF 0002
INST#: 1999 7153

RETURN TO: JOHN T. BRUGH
PO BOX 412
COQUILLE OR 97423

TAX STATEMENT: NO CHANGE

PROPERTY LINE ADJUSTMENT DEED

John T. Brugh GRANTOR(s) conveys and warrants to
John T. Brugh GRANTEE(s) the following described real property,
situated in the County of Coos, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "A"

Subject to and excepting:

1. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.

Coos County real property tax account No. 8449.0

The consideration for this conveyance stated in terms of dollars is None

This is a property line adjustment deed. In compliance with ORS 92.190, the following information is furnished:

1. The names of the parties to this deed are as set forth above.
2. The description of the adjusted line is as follows:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "B"

3. The deed whereby Grantor acquired title to the transferred property is recorded in Microfilm Reel No. 98-11-0903 of the Deed of Records of Coos County, Oregon.
4. The deed whereby Grantee acquired title to the property to which the transferred property is joined is recorded IN MFR# 1999-8584 of the Deed Records of Coos County, Oregon.
5. The survey and monumentation, as required by ORS 92.060 and ORS 209.250, were done by Michael L. Dado PLS No. 2661. His survey is filed with the County Surveyor under Coos County Surveyor's Records, Map No. 29A154.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Page 1 of 2

10/26/1999 10:46 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0001 OF 0004
INST#: 1999 13534 **

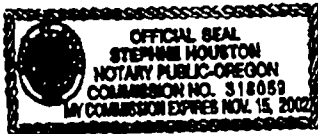
Until a change is requested, all tax statements are to be send to the following address:

DATED this 26 day of October 1999.

John T. Brugh
John T. Brugh

STATE OF OREGON)
)ss.
County of Coos)

This instrument was acknowledged before me on Oct. 26, 1999, by John Brugh.



Stephanie Houston
Notary Public of Oregon
My Commission expires: Nov 15, 2002

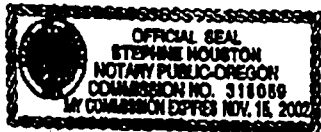
ACCEPTANCE

The undersigned grantee(s) hereby accept(s) this property line adjustment deed and signs this acceptance in accordance with ORS 92.190(4).

John T. Brugh
John T. Brugh

STATE OF OREGON)
)ss.
County of Coos)

This instrument was acknowledged before me on Oct. 26, 1999, by John Brugh.



Stephanie Houston
Notary Public of Oregon
My Commission expires: Nov 15, 2002

Exhibit A

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 WWM,
Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 corner on the North line of said Section 7; thence North 72° 41' 45" East for a
distance of 61.36 feet to a 5/8" iron rod; thence North 75° 00' 00" East for a distance of
100.00 feet to a 5/8" iron rod; thence South 16° 26' 41" East for a distance of 18.00 feet
to a 5/8" iron rod; thence South 80° 28' 58" West for a distance of 162.51 feet back to
the point of beginning. Said parcel containing 0.038 acres more or less.

99-5-255

10/26/1999 10:46 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0003 OF 0004
INST#: 1999 13534

Exhibit B

**A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 WWM,
Coos County, Oregon**

**Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 corner on the North line of said Section 7 and marks the point of beginning of
the following described adjusted line; thence North 72° 41' 45" East for a distance of
61.36 feet to a 5/8" iron rod; thence North 75° 00' 00" East for a distance of 100.00 feet
to a 5/8" iron rod; thence South 16° 26' 41" East for a distance of 18.00 feet to a 5/8" iron
rod.**

99-5-255b

10/26/1999 10:46 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0004 OF 0004
INST#: 1999 13534

Send tax statements to:

John T Brugh
PO Box 412
Coquille OR 97423

After recording return to:

John T Brugh
PO Box 412
Coquille OR 97423

PROPERTY LINE ADJUSTMENT DEED

John T Brugh GRANTOR(s) conveys and warrants to

John T Brugh GRANTEE(s) the following described real property,
situated in the County of Coos, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT 'A'

Subject to and excepting:

1. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.

Coos County real property Tax Account No. 18449.04 = 8449.02

The consideration for this conveyance stated in terms of dollars is 0

This is a property line adjustment deed. In compliance with ORS 92.190, the following information is furnished:

- 1. The names of the parties to this deed are as set forth above.
- 2. The description of the adjusted line is as follows:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT 'B'

3. ^{7B} The deed whereby Grantor acquired title to the transferred property is recorded in Microfilm Reel No. ~~96-11-0903~~ of the Deed of Records of Coos County, Oregon.

4. ⁹⁶⁻¹¹⁻⁰⁹⁰³ The deed whereby Grantee acquired title to the property to which the transferred property is joined is recorded in Microfilm Reel No. 1999-8584 of the Deed Records of Coos County, Oregon.

5. The survey and monumentation, as required by ORS 92.060 and ORS 209.250, were done by Michael L. Dado PLS No. 2661. His survey is filed with the County Surveyor under Coos County Surveyor's Records, Map No. 29-A-165.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

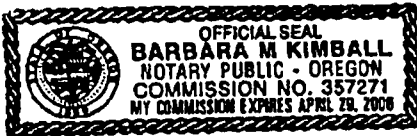
DATED this 12 day of December 2005.

John T Brugh
Name

Name

STATE OF OREGON)
)ss.
County of Coos)

This instrument was acknowledged before me on 12/12, 2005, by JOHN T BRUGH



Barbara M. Kimball
Notary Public of Oregon

My Commission expires: 4-29-2006

ACCEPTANCE

The undersigned grantee(s) hereby accept(s) this property line adjustment deed and signs this acceptance in accordance with ORS 92.190(4).

John T Brugh
Name

Name

STATE OF OREGON)
)ss.
County of Coos)

This instrument was acknowledged before me on 12/12, 2005, by JOHN T. BRUGH



Barbara M. Kimball
Notary Public of Oregon

My Commission expires: 4-29-2006

Exhibit "A"

Being a portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon:

thence North 00° 00' 00" East for a distance of 84.50 feet to a 5/8" iron rod; thence North
84° 55' 00" East for a distance of 232.00 feet to a 5/8" iron rod; thence South 61° 31' 00"
East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00" East for a
distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a distance of
50.11 feet to a 5/8" iron rod; thence South 03° 43' 50" West a distance of 132.68 feet to
a 5/8" iron rod; thence North 79° 16' 33" West for a distance of 398.33 feet to a 5/8" iron
rod on the Southeasterly right-of-way of Crystal Creek Lane; thence along said right-of-
way following an unspecified curve to the left the long chord of which bears North 39° 24'
18" East a distance of 35.27 feet to a 5/8" iron rod; thence North 63° 34' 34" East for a
distance of 139.69 feet to a 5/8" iron rod; thence North 16° 28' 49" West a distance of
83.22 feet to a 5/8" iron rod; thence North 16° 25' 50" West a distance of 17.86 feet to a
5/8" iron rod; thence South 75° 00' 00" West for a distance of 100.00 feet to a 5/8" iron
rod; thence South 72° 41' 45" West for a distance of 61.36 feet to the point of beginning.
Said parcel containing 1.96 acres of land more or less.



05-05-812A

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

12/12/2005 #2005-18749
03:50PM 3 OF 4

Exhibit "B"

Being located in the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon, and marks the point of beginning of
the following described adjusted line:

thence North 00° 00' 00" East for a distance of 84.50 feet to a 5/8" iron rod; thence North
84° 55' 00" East for a distance of 232.00 feet to a 5/8" iron rod; thence South 61° 31' 00"
East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00" East for a
distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a distance of
50.11 feet to a 5/8" iron rod; thence South 03° 43' 50" West a distance of 132.68 feet to
a 5/8" iron rod; thence North 79° 18' 33" West for a distance of 398.33 feet to a 5/8" iron
rod on the Southeasterly right-of-way of Crystal Creek Lane; thence along said right-of-
way following an unspecified curve to the left the long chord of which bears North 39° 24'
18" East a distance of 35.27 feet to a 5/8" iron rod.



05-05-812B

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

12/12/2005 #2005-18749
03:50PM 4 OF 4

COOS County Assessor's Summary Report

Real Property Assessment Report

FOR ASSESSMENT YEAR 2019

NOT OFFICIAL VALUE

October 9, 2019 5:36:33 pm

Account # 844907
 Map # 28S1207BA00101
 Code - Tax # 0802-844907

Tax Status ASSESSABLE
 Acct Status ACTIVE
 Subtype NORMAL

Legal Descr See Record

Mailing Name BRUGH, JOHN T

Deed Reference # 2016-5909

Agent

Sales Date/Price 07-07-2016 / \$1.00

In Care Of

Appraiser GORDON WEST

Mailing Address PO BOX 412
 COQUILLE, OR 97423

Prop Class 101 MA SA NH Unit
 RMV Class 101 05 22 RRL 15065-1

Situs Address(s)	Situs City
ID# 10 94108 CRYSTOL CREEK LN	COQUILLE

Code Area	RMV	MAV	Value Summary			RMV Exception	CPR %
			AV	SAV	MSAV		
0802 Land	77,010					0	
Impr.	110,870					0	
Code Area Total	187,880	108,990	108,990	0	0	0	
Grand Total	187,880	108,990	108,990	0	0	0	

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown			LUC	Trended RMV	
						TD%	LS	Size			
0802	10	<input checked="" type="checkbox"/>		RR-2	Market	111	A	0.95	HS	001	77,010
Grand Total								0.95			77,010

Code Area	ID#	Yr Built	Stat Class	Description	Improvement Breakdown			Total Sq. Ft.	Ex% MS Acct #	Trended RMV
					TD%					
0802	2	2001	135	Garage-Class 3	111		0		50,130	
0802	1	1981	452	MH REAL DOUBLE CLASS 5	111		1,944	E - 236631	60,740	
Grand Total							1,944		110,870	

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

9-Oct-2019

BRUGH, JOHN T
 PO BOX 412
 COQUILLE, OR 97423

Tax Account #	844907	Lender Name	IND - BRUGH, JOHN, PO BOX 412, COQUILL
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0802
Situs Address	94108 CRYSTOL CREEK LN COQUILLE, OR 97423	Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,184.50	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,154.98	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,124.15	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,088.98	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,076.88	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,050.88	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,022.18	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$991.48	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$963.00	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$939.57	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$930.14	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$943.43	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$68.32	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$67.96	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$65.86	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$64.85	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$12,737.16	

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

10/9/2019 5:37:13 PM

Account # 844907
Map 28S1207-BA-00101
Owner BRUGH, JOHN T
PO BOX 412
COQUILLE, OR 97423

Name Type	Name	Ownership Type	Own Pct
OWNER OWNER BRUGH, JOHN T	BRUGH, JOHN T	OWNER	

COOS COUNTY ASSESSOR
Manufactured Structure Assessment Report
FOR ASSESSMENT YEAR 2019
NOT OFFICIAL VALUE

10/9/2019 5:37:34 PM

Account # 236631
 Code - Tax # 0802
 Mailing Address BRUGH, JOHN T
 PO BOX 412
 COQUILLE, OR 97423-0412

TAX STATUS ASSESSABLE
 ACCT STATUS ACTIVE
 SUBTYPE EXEMPT
 HOME ID 236631
 X NUMBER X175209
 EXEMPT # 2007-3799

SITUS ADDRESS	SITUS CITY
94108 CRYSTOL CREEK LN	COQUILLE

APPRAISER BRENT W. WINSTON

VALUE SUMMARY								
CODE AREA		RMV	MAV	AV	TREND %		RMV EXCEPTION	CPR %
0802	IMPR.	\$60,740	\$35,240	\$35,240	111%	IMPR.		

Manufactured Structure Information			
VIN #	SF376OAB	STAT CLASS	452
BRAND	KOZY	QUALITY	100
MODEL		CONDITION	A
YEAR BUILT	1981	MA / SA / NH	05 / 22 / RRL
STICKER #		BEDROOMS / BATHS	3 / 2

Real Property Information			
REAL ACCOUNT #	844907	MA / SA / NH	05 / 22 / RRL
MAP	28S1207BA00101	PROP CLASS	101
UNIT	15065	RMV CLASS	101
PARK NAME			
COMMENTS			

FLOORS

DESCRIPTION	CLASS	SQFT	SIZE TYPE	TYPE OF HEAT	RMV
First Floor	5	1,944	S		35,579

INVENTORY

	Size/Qty	RMV		Size/Qty	RMV
9301 Covered Porch	48	794	5007 Partitions - Panel		0
1003 Fndtn - Pier/Piling	1680	0	6003 IntComp - Avg Built-Ins		0
1007 Fndtn - Skirting - Aluminum	176	459	6018 IntComp - Applncs Dishwasher	1	0
2001 MFS - Metal siding		0	8001 Plumb'g - Full Bath	-2	0
3101 Roof - Gable - Light Comp		0	9003 Heat'g - F/A		0
3112 Roof - Gab - Metal	1680	0	9009 Heat'g - Woodstove in Class	1	1267
4001 Floor - 1st Flr - Carpet/Vinyl		0			
Total Inventory RMV					2520

EXEMPTIONS / SPECIAL ASSESSMENTS / POTENTIAL LIABILITY

TYPE

COMMENTS: KOZY

**COOS COUNTY ASSESSOR
MS ACCOUNT NAMES**

10/9/2019 5:38:03 PM

Account # 236631
Owner BRUGH, JOHN T
PO BOX 412
COQUILLE, OR 97423-0412

Name Type	Name	Ownership Type	Own Pct
OWNER	BRUGH, JOHN T	OWNER	

COOS County Assessor's Summary Report

Real Property Assessment Report

FOR ASSESSMENT YEAR 2019

NOT OFFICIAL VALUE

October 9, 2019 5:38:42 pm

Account # 844906
 Map # 28S1207BA00200
 Code - Tax # 0802-844906

Tax Status ASSESSABLE
 Acct Status ACTIVE
 Subtype NORMAL

Legal Descr See Record

Mailing Name BRUGH, JOHN T

Deed Reference # 2016-5909

Agent

Sales Date/Price 07-07-2016 / \$1.00

In Care Of

Appraiser GORDON WEST

Mailing Address PO BOX 412
 COQUILLE, OR 97423

Prop Class 101 MA SA NH Unit
 RMV Class 101 05 22 RRL 15064-1

Situs Address(s)	Situs City
ID# 10 94108 CRYSTOL CREEK LN	COQUILLE

Code Area		Value Summary					RMV Exception	CPR %
		RMV	MAV	AV	SAV	MSAV		
0802	Land	64,070					Land	0
	Impr.	29,290					Impr.	0
Code Area Total		93,360	38,930	38,930	0	0		0
Grand Total		93,360	38,930	38,930	0	0		0

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown			LUC	Trended RMV	
						TD%	LS	Size			
0802	10	<input checked="" type="checkbox"/>		RR-2	Market	111	A	0.86	MISC	001	64,070
Grand Total								0.86			64,070

Code Area	ID#	Yr Built	Stat Class	Description	Improvement Breakdown			Total Sq. Ft.	Ex% MS Acct #	Trended RMV
					TD%					
0802	2		308	MACHINE SHED	111		2,350		12,510	
0802	1	0	306	UTILITY BUILDING	111		2,400		16,780	
Grand Total							4,750		29,290	

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

9-Oct-2019

BRUGH, JOHN T
 PO BOX 412
 COQUILLE, OR 97423

Tax Account #	844906	Lender Name	IND - BRUGH, JOHN, PO BOX 412, COQUILL
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0802
Situs Address	94108 CRYSTOL CREEK LN COQUILLE, OR 97423	Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$423.11	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$412.58	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$401.66	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$389.14	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$384.92	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$375.68	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$365.39	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$354.48	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$344.29	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$335.90	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$332.56	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$373.26	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$68.32	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$67.96	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$65.86	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$64.85	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$4,759.96	

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

10/9/2019 5:39:14 PM

Account # 844906
Map 28S1207-BA-00200
Owner BRUGH, JOHN T
PO BOX 412
COQUILLE, OR 97423

Name Type	Name	Ownership Type	Own Pct
OWNER OWNER BRUGH, JOHN T	BRUGH, JOHN T	OWNER	

COOS County Assessor's Summary Report

Real Property Assessment Report

FOR ASSESSMENT YEAR 2019

NOT OFFICIAL VALUE

October 9, 2019 5:39:40 pm

Account #	844904	Tax Status	ASSESSABLE
Map #	28S1207BA00300	Acct Status	ACTIVE
Code - Tax #	0801-844904	Subtype	NORMAL
Legal Descr	See Record		
Mailing Name	BRUGH, JOHN T.	Deed Reference #	See Record
Agent		Sales Date/Price	See Record
In Care Of		Appraiser	
Mailing Address	PO BOX 412 COQUILLE, OR 97423-0412		
Prop Class	100	MA	SA
RMV Class	100	05	22
		NH	Unit
		RRL	15063-1

Situs Address(s)	Situs City
ID# 94106 CRYSTOL CREEK LN	COQUILLE

Code Area		RMV	MAV	Value Summary		MSAV	RMV Exception	CPR %
				AV	SAV			
0801	Land	40,710					Land	0
	Impr.	0					Impr.	0
Code Area Total		40,710	20,640	20,640	0	0		0
Grand Total		40,710	20,640	20,640	0	0		0

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown		Size	Land Class	LUC	Trended RMV
						TD%	LS				
0801	10		<input checked="" type="checkbox"/>	RR-2	Market	101	A	0.68	MV	001	40,710
Grand Total								0.68			40,710

Code Area	ID#	Yr Built	Stat Class	Description	Improvement Breakdown			Total Sq. Ft.	Ex% MS Acct #	Trended RMV
					TD%					
Grand Total										0

Exemptions/Special Assessments/Potential Liability										
Code Area	Type									
0801	FIRE PATROL:									
	■ FIRE PATROL TIMBER	Amount	18.75	Acres	0.68	Year	2019			

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

9-Oct-2019

BRUGH, JOHN T.
 PO BOX 412
 COQUILLE, OR 97423-0412

Tax Account #	844904	Lender Name	IND - BRUGH, JOHN, PO BOX 412, COQUILL
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0801
Situs Address	94106 CRYSTOL CREEK LN COQUILLE, OR 97423	Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$225.68	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$220.65	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$215.38	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$209.15	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$207.38	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$202.99	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$198.00	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$192.73	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$187.74	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$183.70	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$184.19	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$173.16	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$791.85	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,287.13	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,235.00	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,200.76	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$6,915.49	

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

10/9/2019 5:40:24 PM

Account # 844904
Map 28S1207-BA-00300
Owner BRUGH, JOHN T.
PO BOX 412
COQUILLE, OR 97423-0412

Name Type	Name	Ownership Type	Own Pct
OWNER	BRUGH, JOHN T.	OWNER	100.00

COOS County Assessor's Summary Report

Real Property Assessment Report

FOR ASSESSMENT YEAR 2019
NOT OFFICIAL VALUE

October 9, 2019 5:40:45 pm

Account # 844910
Map # 28S1207BA00401
Code - Tax # 0801-844910

Tax Status ASSESSABLE
Acct Status ACTIVE
Subtype NORMAL

Legal Descr See Record

Mailing Name BRUGH, JOHN T

Deed Reference # 2016-5909

Agent

Sales Date/Price 07-07-2016 / \$1.00

In Care Of

Appraiser

Mailing Address PO BOX 412
COQUILLE, OR 97423-0412

Prop Class 100 MA SA NH Unit
RMV Class 100 05 22 RRL 15068-1

Situs Address(s)		Situs City						
Code Area		RMV	MAV	Value Summary AV	SAV	MSAV	RMV Exception	CPR %
0801	Land	26,300					Land	0
	Impr.	0					Impr.	0
Code Area Total		26,300	24,000	24,000	0	0		0
Grand Total		26,300	24,000	24,000	0	0		0

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown			LUC	Trended RMV	
						TD%	LS	Size			
0801	10		<input checked="" type="checkbox"/>	RR-2	Market	101	A	0.92	MV	001	26,300
Grand Total								0.92			26,300

Code Area	ID#	Yr Built	Stat Class	Description	Improvement Breakdown			Total Sq. Ft.	Ex% MS Acct #	Trended RMV
					TD%					
Grand Total									0	0

Exemptions/Special Assessments/Potential Liability										
Code Area	Type									
0801	FIRE PATROL:									
	■ FIRE PATROL TIMBER	Amount	18.75	Acres	0.92	Year	2019			

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

9-Oct-2019

BRUGH, JOHN T
 PO BOX 412
 COQUILLE, OR 97423-0412

Tax Account #	844910	Lender Name	IND - BRUGH, JOHN, PO BOX 412, COQUILLE
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0801
Situs Address		Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$259.45	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$253.65	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$247.51	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$229.40	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$229.61	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$235.12	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$235.54	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$246.18	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$239.72	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$234.44	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$234.49	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$220.22	Nov 15, 2007
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$2,865.33	

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

10/9/2019 5:41:16 PM

Account # 844910
Map 28S1207-BA-00401
Owner BRUGH, JOHN T
PO BOX 412
COQUILLE, OR 97423-0412

Name Type	Name	Ownership Type	Own Pct
OWNER	BRUGH, JOHN T	OWNER	
OWNER	BRUGH, JOHN T		

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

10-Oct-2019

BRUGH, JOHN T.
 PO BOX 412
 COQUILLE, OR 97423-0412

Tax Account #	169662	Lender Name	IND - BRUGH, JOHN, PO BOX 412, COQUILLI
Account Status	A	Loan Number	
Roll Type	MS	Property ID	0802
Situs Address	94118 CRYSTOL CREEK LN COQUILLE, OR 97423	Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$369.02	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$355.12	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$326.67	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$358.82	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$356.58	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$342.06	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$342.69	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$332.32	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$344.98	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$348.38	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$344.96	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$329.37	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$290.22	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$286.22	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$293.42	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$281.22	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$5,302.05	

COOS COUNTY ASSESSOR
Manufactured Structure Assessment Report
FOR ASSESSMENT YEAR 2019
NOT OFFICIAL VALUE

10/10/2019 11:36:59 AM

Account #	169662	TAX STATUS	ASSESSABLE
Code - Tax #	0802	ACCT STATUS	ACTIVE
Mailing Address	BRUGH, JOHN T. PO BOX 412 COQUILLE, OR 97423-0412	SUBTYPE	REAL
		HOME ID	232344
		X NUMBER	169662

SITUS ADDRESS	SITUS CITY
94118 CRYSTOL CREEK LN	COQUILLE

APPRAISER DAVID C. BOWMAN

VALUE SUMMARY							
CODE AREA		RMV	MAV	AV	TREND %	RMV EXCEPTION	CPR %
0802	IMPR.	\$38,520	\$34,730	\$34,730	111%	IMPR.	

Manufactured Structure Information			
VIN #	5748UX	STAT CLASS	452
BRAND	FUQUA	QUALITY	100
MODEL		CONDITION	A
YEAR BUILT	1979	MA / SA / NH	05 / 22 / RRL
STICKER #		BEDROOMS / BATHS	3 / 2

Real Property Information			
REAL ACCOUNT #	844902	MA / SA / NH	05 / 22 / RRL
MAP	28S1207BA00400	PROP CLASS	106
UNIT	15061	RMV CLASS	101
PARK NAME			
COMMENTS			

FLOORS					
DESCRIPTION	CLASS	SQFT	SIZE TYPE	TYPE OF HEAT	RMV
First Floor	5	1,288	S		23,586

INVENTORY					
	Size/Qty	RMV		Size/Qty	RMV
1003 Fndtn - Pier/Piling	1288	0	5007 Partitions - Panel		0
1007 Fndtn - Skirting - Aluminum	158	392	6003 IntComp - Avg Built-Ins		0
2002 MFS - Cedar Bevel Siding	1288	0	8001 Plumb'g - Full Bath	2	0
3111 Roof - Gable - Baked Enam	1288	0	9003 Heat'g - F/A		0
4001 Floor - 1st Flr - Carpet/Vinyl		0			
Total Inventory RMV					392

EXEMPTIONS / SPECIAL ASSESSMENTS / POTENTIAL LIABILITY

TYPE
NOTATION(S):
DESCRIPTION RECHECK 2007 DONE ADDED 2007 AMT TAX
COMMENTS: FUQUA

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

10-Oct-2019

BRUGH, JOHN T.
 PO BOX 412
 COQUILLE, OR 97423-0412

Tax Account #	844902	Lender Name	IND - BRUGH, JOHN, PO BOX 412, COQUILL
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0802
Situs Address	94118 CRYSTOL CREEK LN COQUILLE, OR 97423	Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,101.88	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,026.33	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,947.35	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,843.71	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,825.72	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,733.00	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,685.64	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,607.00	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,533.77	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,473.74	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,475.43	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,329.90	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,948.14	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,391.72	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,334.15	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,285.93	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$38,543.41	

COOS County Assessor's Summary Report

Real Property Assessment Report

FOR ASSESSMENT YEAR 2019

NOT OFFICIAL VALUE

October 10, 2019 11:00:20 am

Account # 844902
 Map # 28S1207BA00400
 Code - Tax # 0802-844902

Tax Status ASSESSABLE
 Acct Status ACTIVE
 Subtype NORMAL

Legal Descr See Record

Mailing Name BRUGH, JOHN T.

Deed Reference # See Record

Agent

Sales Date/Price See Record

In Care Of

Appraiser GORDON WEST

Mailing Address PO BOX 412
 COQUILLE, OR 97423-0412

Prop Class 106 MA SA NH Unit
 RMV Class 101 05 22 RRL 15061-1

Situs Address(s)	Situs City
ID# 94118 CRYSTOL CREEK LN	COQUILLE

Code Area		Value Summary					RMV Exception	CPR %
		RMV	MAV	AV	SAV	MSAV		
0802	Land	110,350					Land	0
	Impr.	321,340					Impr.	0
Code Area Total		431,690	279,330	279,330	0	0		0
Grand Total		431,690	279,330	279,330	0	0		0

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown			LUC	Trended RMV	
						TD%	LS	Size			
0802	20	<input checked="" type="checkbox"/>		RR-2	Market	111	A	1.41	HS	002	60,520
0802	10	<input checked="" type="checkbox"/>		RR-2	Market	111	A	1.00	MHS	001	49,830
Grand Total								2.41			110,350

Code Area	ID#	Yr Built	Stat Class	Description	Improvement Breakdown			Total Sq. Ft.	Ex% MS Acct #	Trended RMV
					TD%					
0802	1	1979	452	MH REAL DOUBLE CLASS 5	111		1,288	R - 169662	38,520	
0802	3	2006	145	Garage-Class 4	111		0		118,040	
0802	1	1964	141	One story-Class 4	111		1,540		203,300	
Grand Total								2,828		359,860

Code Area	Type	Exemptions/Special Assessments/Potential Liability			
0802	FIRE PATROL:				
	■ FIRE PATROL SURCHARGE	Amount	47.50		Year 2019
	■ FIRE PATROL TIMBER	Amount	18.75	Acres	1.41 Year 2019

MS Account(s): 0802-R-169662

*** The Real MS value is not included in the total of the real account

RECORDING REQUESTED BY:



105 E 2nd Street
Coquille, OR 97423

COOS COUNTY, OREGON 2016-005495
\$51.00 06/30/2016 02:16:20 PM
Terri L. Turl, Coos County Clerk Pgs=2

GRANTOR'S NAME:
Estate of Sandra Kay Dotts, deceased

GRANTEE'S NAME:
Larry F. Crook and Phyllis Jean Greene-Crook

AFTER RECORDING RETURN TO:
Larry F. Crook and Phyllis Jean Greene-Crook
94108 Crystal Creek Lane
Coquille, OR 97423

SEND TAX STATEMENTS TO:
Larry F. Crook and Phyllis Jean Greene-Crook
94108 Crystal Creek Lane
Coquille, OR 97423

AFTER RECORDING
RETURN TO
Ticor Title Insurance
300 West Anderson Ave - Box 1075
Coos Bay, OR 97420-0233

844907, 844906, 844910, 28-12-07BA TL 101, 28-12-07BA TL 200
and 28-12-07BA TL401
94108 Crystal Creek Lane, Coquille, OR 97423

SPACE ABOVE THIS LINE FOR RECORDER'S USE

PERSONAL REPRESENTATIVE'S DEED

Jack W. Lindsay, the duly appointed, qualified and acting personal representative of the estate of Sandra Kay Dotts, deceased, pursuant to proceedings filed in Circuit Court for Coos County, Oregon, Case No. 16PB00178, Grantor, conveys to Larry F. Crook and Phyllis Jean Greene-Crook, as tenants by the entirety, Grantee, all the estate, right and interest of the above named deceased at the time of the deceased's death, and all the right, title and interest that the above named estate of the deceased by operation of law or otherwise may have acquired afterwards, in and to the following described real property:

See Attached Exhibit "A"

The true consideration for this conveyance is Two Hundred Thirty-Five Thousand And No/100 Dollars (\$235,000.00).

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Estate of Sandra Kay Dotts, deceased

BY:
Jack W. Lindsay, Personal Representative

State of Oregon
County of Coos

This instrument was acknowledged before me on 06-30-16 by Jack W. Lindsay as personal representative for the Estate of Sandra Kay Dotts, deceased.

Notary Public - State of Oregon

My Commission Expires: 5-26-18



EXHIBIT "A"

PARCEL 1:

A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

PARCEL 2:

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 224.50 feet to a 5/8 inch iron rod; thence South 88° 24' 00" East 460.40 feet to the Northwest corner of TAX LOT 200 - Map 28-12-07BA and the true point of beginning of the following described parcel; thence North 88° 24' 00" West 229.22 feet to a 5/8 inch iron rod; thence South 00° 00' 00" West 112.99 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence North 04° 37' 00" East 296.55 feet to the true point of beginning.

PARCEL 3:

A tract of land located in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East 157.17 feet; thence North 6° 36' 18" East 115.81 feet; thence North 18° 22' 58" East 90.89 feet; thence North 64° 06' 44" West 195.17 feet to the point of beginning.

TOGETHER WITH an easement for ingress and egress as disclosed in document recorded May 22, 2006 as Instrument No. 2006-6788, Records of Coos County, Oregon.

Subject to and excepting:

Taxes, covenants, conditions, restrictions, easements, rights of way, homeowners association assessments, if any, and matters now of record.

RECORDING REQUESTED BY:



105 E 2nd Street
Coquille, OR 97423

COOS COUNTY, OREGON 2016-005495
\$51.00 06/30/2016 02:16:20 PM
Terri L.Turt, Coos County Clerk Pgs=2

GRANTOR'S NAME:
Estate of Sandra Kay Dotts, deceased

GRANTEE'S NAME:
Larry F. Crook and Phyllis Jean Greene-Crook

AFTER RECORDING RETURN TO:
Larry F. Crook and Phyllis Jean Greene-Crook
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Coquille, OR 97423

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Larry F. Crook and Phyllis Jean Greene-Crook
94108 Crystal Creek Lane
Coquille, OR 97423

AFTER RECORDING RETURN TO
Ticor Title Insurance
300 West Anderson Ave - Box 1075
Coos Bay, OR 97423-0233

844907, 844908, 844910, 28-12-07BA TL 101, 28-12-07BA TL 200
and 28-12-07BA TL401
94108 Crystal Creek Lane, Coquille, OR 97423

SPACE ABOVE THIS LINE FOR RECORDER'S USE

PERSONAL REPRESENTATIVE'S DEED

Jack W. Lindsay, the duly appointed, qualified and acting personal representative of the estate of Sandra Kay Dotts, deceased, pursuant to proceedings filed in Circuit Court for Coos County, Oregon, Case No. 16PB00178, Grantor, conveys to Larry F. Crook and Phyllis Jean Greene-Crook, as tenants by the entirety, Grantee, all the estate, right and interest of the above named deceased at the time of the deceased's death, and all the right, title and interest that the above named estate of the deceased by operation of law or otherwise may have acquired afterwards, in and to the following described real property:

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IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Estate of Sandra Kay Dotts, deceased

BY: Jack W. Lindsay
Jack W. Lindsay, Personal Representative

State of Oregon
County of Coos

This instrument was acknowledged before me on 6-30-16 by Jack W. Lindsay as personal representative for the Estate of Sandra Kay Dotts, deceased.

Stacy Straker
Notary Public - State of Oregon

My Commission Expires: 5-20-18

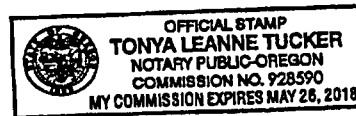


EXHIBIT "A"

PARCEL 1:

A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

PARCEL 2:

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 224.50 feet to a 5/8 inch iron rod; thence South 88° 24' 00" East 460.40 feet to the Northwest corner of TAX LOT 200 - Map 28-12-07BA and the true point of beginning of the following described parcel; thence North 88° 24' 00" West 229.22 feet to a 5/8 inch iron rod; thence South 00° 00' 00" West 112.99 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence North 04° 37' 00" East 296.55 feet to the true point of beginning.

PARCEL 3:

A tract of land located in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East 157.17 feet; thence North 6° 36' 18" East 115.81 feet; thence North 18° 22' 58" East 90.89 feet; thence North 64° 06' 44" West 195.17 feet to the point of beginning.

TOGETHER WITH an easement for ingress and egress as disclosed in document recorded May 22, 2006 as Instrument No. 2006-6788, Records of Coos County, Oregon.

Subject to and excepting:

Taxes, covenants, conditions, restrictions, easements, rights of way, homeowners association assessments, if any, and matters now of record.

96 11 0903

STATUTORY BARGAIN AND SALE DEED

Anita R. Brugh, grantor, conveys to John T. Brugh, grantee the following described real property, situated in the County of Coos, State of Oregon, to wit:

- Parcel 1 per Exhibit A attached hereto.
- Parcel 2 per Exhibit B attached hereto
- Parcel 3: Lot 5 Chowning Plat, Coquille, Coos County, Oregon. (Tax Account #73160.00)

2169

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$None. However, the actual consideration consists of or includes other property or value given or promised which is the whole of the consideration. (Property Settlement).

Dated this 26th day of November, 1996.

Anita R. Brugh

STATE OF OREGON)

County of Coos)

ss.

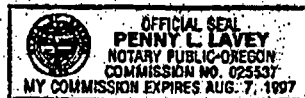
11-26

1996

Personally appeared the above named Anita R. Brugh and acknowledged the foregoing instrument to be her voluntary act and deed. Before me:

Penny L. Lavey
Notary Public for Oregon
My Commission Expires 8-7-97

Send tax statements to:
John T. Brugh
PO Box 412
Coquille, OR 97423



After recording return to:

*ACW ALSH
PO 99
Coquille, OR 97423*

RECORDING# 96110903
I, Mary Ann Wilson,
Coos County Clerk, certify
the within instrument
was filed for record at



11:33 AM ON 11/27/1996
H. BRIGHT

By _____ Deputy

\$pages 4 Fee \$ 48.00

2169

Both sides of this document are to be read in
the same manner as if they were one.

96 11 0903

A parcel of land situated in the N 1/2 of the NW 1/4 of Section 29, Township 27, South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a 1/2 inch pipe post which is South 86° 32' West a distance of 690.0 feet from the Northeast corner of the said NW 1/4 of Section 29; thence along the Sumner-Cunningham County Road on the following courses: South 5° 25' West 70.8 feet, South 5° 50' East 138.1 feet, South 29° 33' East 205.2 feet, South 1° 37' East 70.8 feet, South 24° 41' West 62.7 feet to the center of the Coquille-Fairview County Road; thence along the said Coquille-Fairview County Road South 87° 53' West 359.7 feet; thence along the Bob Geaney private road North 45° 46' West 701.6 feet to the section line; thence along the section line North 86° 32' East and at 26.0 feet passing through a 3/4 inch pipe post and continue the same course a total distance of 807.0 feet to the place of beginning.

EXCEPTING therefrom a small tract of land consisting of 2.431 acres heretofore sold to Alva W. Downs.

ALSO: A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 29, Township 27, South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 1/2 inch iron rod which is 351.25 feet South and 409.36 feet West of the North quarter section corner of said Section 29 and running thence South 18° 40' 1/2' East 138.87 feet to a 1/2 inch iron rod set on the Northerly boundary of the Coquille-Fairview County Road; thence along said road boundary on the following courses: South 83° 11' West 74.04 feet to a 3/8 inch iron rod at Engineers Station 114+00; thence South 74° 47' West 95.16 feet to a 5/8 inch iron rod at Engineers Station 113+00; thence around a 1869.86 foot radius curve to the right the long chord of which bears South 82° 07' West 29.4 feet to a point on the Easterly boundary of the Sumner-Cunningham County (Creek) Road; thence along the said Sumner-Cunningham Creek County Road boundary to a 1/2 inch iron rod which bears North 15° 26' 1/2' West 309.76 feet; thence South 61° 21' East 268.22 feet to the point of beginning.

EXCEPTING THEREFROM portion embraced in the roadways.

EX. A

FAIRVIEW

2170

86 11 0903

BRUGH EXHIBIT B

PARCEL 1

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a 5/8" brass rod 319.12 feet south and 538.94 feet East from the Northwest corner of said Northeast quarter of the NW 1/4 and running thence South 4 degrees 27' West 300.00 feet to a 5/8" brass rod; thence South 85 degrees 33' East 125.0 feet to a 5/8" brass rod; thence North 4 degrees 27' East 300.0 feet to a 5/8" brass rod; thence North 85 degrees 33' West 125.0 feet to the point of beginning. Also, the following described land:

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8" iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7, and running thence South 45 degrees 03' West 15.0 feet to the center of the roadway from State Highway #42 to the City of Coquille Water Treatment Plant; thence down the center of said road along a 128.0 foot radius curve to the right the long chord of which bears South 14 degrees 12' East 130.9 feet; thence South 77 degrees 27' East 15.0 feet to a 5/8" iron rod; thence South 79 degrees 21' East 397.9 feet to a 5/8" inch iron rod; thence North 4 degrees 27' East 430.6 feet to a 5/8" iron rod; thence North 68 degrees 42' West 460.4 feet; thence South 224.8 feet to this point of beginning. Excepting from the above-described land, the following: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80 degrees 37' East 162.82 feet to an iron rod post; thence South 16 degrees 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet more or less, to point of beginning.

PARCEL 2

A tract of land located in the N.E. 1/4 of the N.W. 1/4, Section 7, T. 28 S., R. 12 W.W.M., Coos County, Oregon and more particularly described as follows:

Handwritten: 2002-2003

Handwritten: 1999-2003

Handwritten: 1999-2003

Handwritten notes:
2171
w/303/228
8006-6787
1999-8584
1999-13534
18749
2005-18749

96 11 0903

BRUGH EXHIBIT B

PARCEL 1

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a 5/8" brass rod 319.12 feet south and 538.94 feet East from the Northwest corner of said Northeast quarter of the NW 1/4 and running thence South 4 degrees 27' West 300.00 feet to a 5/8" brass rod; thence South 85 degrees 33' East 125.0 feet to a 5/8" brass rod; thence North 4 degrees 27' East 300.0 feet to a 5/8" brass rod; thence North 85 degrees 33' West 125.0 feet to the point of beginning. Also, the following described land: A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8" iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7, and running thence South 45 degrees 03' West 15.0 feet to the center of the roadway from State Highway #42 to the City of Coquille Water Treatment Plant; thence down the center of said road along a 128.0 foot radius curve to the right the long chord of which bears South 14 degrees 12' East 130.9 feet; thence South 77 degrees 27' East 15.0 feet to a 5/8" iron rod; thence South 79 degrees 21' East 397.9 feet to a 5/8 inch iron rod; thence North 4 degrees 27' East 430.6 feet to a 5/8" iron rod; thence North 88 degrees 42' West 460.4 feet; thence South 224.5 feet to the point of beginning. Excepting from the above-described land, the following: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80 degrees 37' East 162.82 feet to an iron rod post; thence South 16 degrees 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet more or less, to point of beginning.

Handwritten notes:
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PARCEL 2

A tract of land located in the N.E. 1/4 of the N.W. 1/4, Section 7, T. 28 S., R. 12 W.W.M., Coos County, Oregon and more particularly described as follows:

2171

96 11 0903

Beginning at a 5/8" brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said N.E. 1/4 of the N.W. 1/4; thence S. 4 degrees 27' W. a distance of 300.72 feet to a 5/8" brass rod; thence N. 85 degrees 08' E., a distance of 157.17 feet; thence N. 6 degrees 36' 18" E. a distance of 115.81 feet; thence N. 18 degrees 22' 58" East, a distance of 90.89 feet; thence N. 54 degrees 06' 44" W. a distance of 195.17 feet to the point of beginning.

2172



After Recording Return To:
Ticor Title
379 N. Adams
P.O. Box 368
Coquille OR 97423

Send Tax Statements To:
Sandra K. Dotts
94108 Crystal Creek Lane
Coquille OR 97423

AFTER RECORDING
RETURN TO
Ticor Title Insurance
300 West Anderson Ave - Box 1076
Coos Bay, OR 97420-0233

Title Order No. 47-89637
Escrow No. 47-89637
Tax Account No. X79303; Code
No. 8.02, 8449.04; Code No. 8.02,
8449.06; Code No. 8.01, 8449.07;
Code No. 8.01, X175209; Code
No. 8.02

WARRANTY DEED
(ORS 93.850)

John T. Brugh, an estate in fee simple, Grantor, conveys and warrants to Sandra K. Dotts, an estate in fee simple, Grantee, the following described real property:

See Exhibit 'A' attached hereto and by reference made a part hereof.

The said property is free from encumbrances except COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, SET BACK LINES, POWERS OF SPECIAL DISTRICTS AND EASEMENTS OF RECORD, IF ANY.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.830 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

The true consideration for this conveyance is \$397,500.00.

Dated this 19TH day of May, 2006.

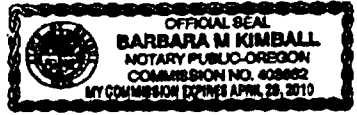
John T. Brugh
John T. Brugh

State of OR, County of Coos)ss.

This instrument was acknowledged before me on May 19, 2006
by John T. Brugh.

Barbara M. Kimball
Notary Public

My commission expires: 4-29-2010



Handwritten notes and signatures:
S
+
Kullon
+
+
Alas

EXHIBIT 'A'

PARCEL 1: A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

PARCEL 2: A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 224.50 feet to a 5/8 inch iron rod; thence South 88° 24' 00" East 460.40 feet to the Northwest corner of TAX LOT 200 - Map 28-12-07BA and the true point of beginning of the following described parcel; thence North 88° 24' 00" West 229.22 feet to a 5/8 inch iron rod; thence South 00° 00' 00" West 112.99 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence North 04° 37' 00" East 286.55 feet to the true point of beginning.

PARCEL 3: A tract of land located in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East 157.17 feet; thence North 6° 36' 18" East 115.81 feet; thence North 18° 22' 58" East 90.89 feet; thence North 64° 06' 44" West 185.17 feet to the point of beginning.

COOS COUNTY CLERK, OREGON TOTAL \$31.00
TERRI L. TURI, CCC, COUNTY CLERK

05/22/2006 #2006-6787
01:39PM 2 OF 2

Send tax statements to:
John T Brugh
P.O. Box 412
Coquille, OR 97423

After recording return to:
John T. Brugh
P.O. Box 412
Coquille, OR 97423

PROPERTY LINE ADJUSTMENT DEED

JOHN T. BRUGH GRANTOR(s) conveys and warrants to
JOHN T. BRUGH GRANTEE(s) the following described real property,
situated in the County of Coos, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "A"

Subject to and excepting:

1. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.

Coos County real property Tax Account No. 8449.06 + 8449.07

The consideration for this conveyance stated in terms of dollars is 0

This is a property line adjustment deed. In compliance with ORS 92.190, the following information is furnished:

1. The names of the parties to this deed are as set forth above.

2. The description of the adjusted line is as follows:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "B"

3. The deed whereby Grantor acquired title to the transferred property is recorded in Microfilm Reel No. 96-11-0903 of the Deed of Records of Coos County, Oregon.

4. The deed whereby Grantee acquired title to the property to which the transferred property is joined is recorded in Microfilm Reel No. 96-11-0903 of the Deed Records of Coos County, Oregon.

5. The survey and monumentation, as required by ORS 92.060 and ORS 209.250, were done by Michael L. Dado PLS No. 2661. His survey is filed with the County Surveyor under Coos County Surveyor's Records, Map No. 29A 167.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Page 1 of 2

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

05/12/2006
09:55AM

#2006-6366
1 OF 4

Handwritten notes and stamps on the right side of the page, including a large signature and the date 5/12/2006 with the number 6787.

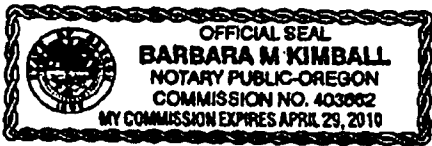
DATED this 12 day of May 2006.

John T. Brugh
Name

John T. Brugh
Name

STATE OF OREGON)
County of Coos) ss.

This instrument was acknowledged before me on May 12, 2006 by John T. Brugh



Barbara M. Kimball
Notary Public of Oregon

My Commission expires: 4-29-2010

ACCEPTANCE

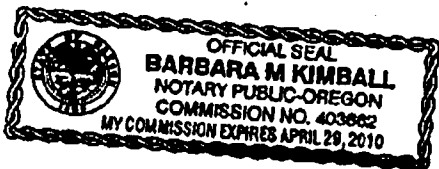
The undersigned grantee(s) hereby accept(s) this property line adjustment deed and signs this acceptance in accordance with ORS 92.190(4).

John T. Brugh
Name

Name

STATE OF OREGON)
County of Coos) ss.

This instrument was acknowledged before me on 6, 2006 by John T. Brugh



Barbara M. Kimball
Notary Public of Oregon

My Commission expires: 4-29-2010

Exhibit "A"

Being a portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon:

thence North 00° 00' 00" East for a distance of 224.50 feet to a 5/8" iron rod; thence
South 88° 24' 00" East for a distance of 460.40 feet to the Northwest corner of Tax Lot
200-Map 28-12-07BA, and the true point of beginning of the following described parcel;
thence North 88° 24' 00" West for a distance of 229.22 feet to a 5/8" iron rod; thence
South 00° 00' 00" West for a distance of 112.99 feet to a 5/8" iron rod; thence South 61°
31' 00" East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00"
East a distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a
distance of 50.11 feet to a 5/8" iron rod; thence North 04° 37' 00" East for a distance of
296.55 feet to the true point of beginning. Said parcel containing 0.89 acres of land
more or less.



05-05-812A2

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

05/12/2006 #2006-6366
09:55AM 3 OF 4

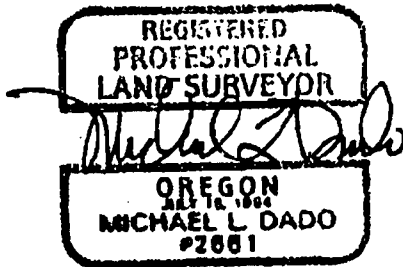
Exhibit "B"

Being located in the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon:

thence North 00° 00' 00" East for a distance of 224.50 feet to a 5/8" iron rod; thence
South 88° 24' 00" East for a distance of 460.40 feet to the Northwest corner of Tax Lot
200-Map 28-12-07BA, and the true point of beginning of the following described adjusted
line;

thence North 88° 24' 00" West for a distance of 229.22 feet to a 5/8" iron rod; thence
South 00° 00' 00" West for a distance of 112.99 feet to a 5/8" iron rod; thence South 61°
31' 00" East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00"
East a distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a
distance of 50.11 feet to a 5/8" iron rod.



05-05-812B2

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

05/12/2006 #2006-6366
09:55AM 4 OF 4

LARRY & Phyllis Jean Crook
 82 MONTEREY PLACE N.E.
 RENTON, WA 98056

John T. Bruh
 P.O. Box 412
 Coquille, OR 97423

John T. Bruh
 P.O. Box 412
 Coquille, OR 97423

John T. Bruh
 P.O. Box 412
 Coquille, OR 97423

SPACE RESERVED FOR RECORDERS USE.

STATE OF OREGON,
 County of _____ } ss.
 I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.
 Witness my hand and seal of County affixed.

 NAME TITLE
 By _____, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that **LARRY AND PHYLLIS JEAN CROOK**

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **JOHN T. BRUH** hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining, situated in **COOS** County, State of Oregon, described as follows, to-wit:

A parcel of land located in the NE1/4 of the NW1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point which is 333.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 130 feet, more or less, to the point of beginning.

TOGETHER WITH an appurtenant easement for right of way purposes, created by instrument recorded April 24, 1967, bearing Microfilm Reel No. 67-4-17439, records of Coos County, Oregon.

AFTER RECORDING
 RETURN TO
 Title Insurance
 181 N 3rd - Box 1078
 Coos Bay, OR 97420-9233

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE

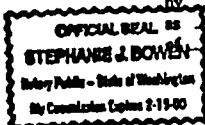
To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.
 The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ NONE. However, the actual consideration consists of or includes other property or value given or promised which is part of the the whole (indicate which) consideration. (The same as between the symbols @, if not applicable, should be deleted. See ORS 93.030.)
 In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 30 day of JUNE, 1999, if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.830.

John T. Bruh
Phyllis Jean Crook

STATE OF OREGON, County of WASHEWATON) ss. JUNE 30, 1999.
 This instrument was acknowledged before me on
 by LARRY CROOK & Phyllis Jean Crook
 This instrument was acknowledged before me on _____, 19____



Stephen J. Bowen
 Notary Public for Oregon WASHINGTON
 My commission expires 2-19-00

Original
400

WARRANTY DEED

This Space Reserved for Recorder's Use

GRANTOR: KELLY F. SMITH

GRANTEE: LARRY CROOK

Until a change is requested, all tax statements shall be sent to the following address:

LARRY CROOK
HC #6 BOX 239
COQUILLE, OR 97423

Escrow No. 6-73-888 Title No. 6-73-888

After recording return to:
LARRY CROOK
HC #6 BOX 239
COQUILLE, OR 97423

AFTER RECORDING
RETURN TO
TICOR TITLE INSURANCE
131 N 3rd - Box 1078
Coos Bay, OR 97420-0233

STATUTORY WARRANTY DEED

KELLY F. SMITH AND NANCY A. SMITH, HUSBAND AND WIFE Grantor, conveys and warrants to LARRY CROOK AND PHYLLIS JEAN CROOK, HUSBAND AND WIFE Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in COOS County, Oregon, to wit:

SEE 'LEGAL DESCRIPTION' ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930. The said property is free from encumbrances except:

AS SET FORTH ON ATTACHED LEGAL DESCRIPTION---

The true consideration for this conveyance is \$95,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 11 day of June 19 99

Kelly F. Smith
KELLY F. SMITH
Nancy A. Smith
NANCY A. SMITH

State of Oregon, County of Coos
The foregoing instrument was acknowledged before me this 11th day of June, 19 99 by
KELLY F. SMITH
NANCY A. SMITH

Sue L. Lepley
Notary Public for Oregon
My commission expires:



TICOR TITLE INSURANCE

LEGAL DESCRIPTION

A parcel of land located in the NE1/4 of the NW1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet, more or less, to the point of beginning.

TOGETHER WITH an appurtenant easement for right of way purposes, created by instrument recorded April 24, 1967, bearing Microfilm Reel No. .67-4-17439, records of Coos County, Oregon.

THE WITHIN DESCRIBED PROPERTY IS SUBJECT TO THE FOLLOWING:

1. Rights of the public in and to that portion lying within streets, roads and highways.
2. Easement, including the terms and provisions thereof,
To: Carl Hooker
Recorded: May 21, 1956
Book: 250 Page: 412
Records of COOS County, Oregon.
For: TV cable
3. Easement, including the terms and provisions thereof,
To: Rink Creek Water District
Recorded: August 13, 1959
Book: 273 Page: 240
Records of COOS County, Oregon.
4. Easement, including the terms and provisions thereof,
From: Kelly Smith and Nancy Smith, husband and wife
To: Rink Creek Water District
Recorded: February 9, 1999
Microfilm Reel No. 1999-1657
Records of COOS County, Oregon.
For: Water pipeline

06/14/1999 01:10 REC FEE: \$38.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0002 OF 0002
INST#: 1999 7153

RETURN TO: JOHN T. BRUGH
PO BOX 412
COQUILLE OR 97423

TAX STATEMENT: NO CHANGE

PROPERTY LINE ADJUSTMENT DEED

John T. Brugh GRANTOR(s) conveys and warrants to
John T. Brugh GRANTEE(s) the following described real property,
situated in the County of Coos, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "A"

Subject to and excepting:

1. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.

Coos County real property tax account No. 8449.0

The consideration for this conveyance stated in terms of dollars is None

This is a property line adjustment deed. In compliance with ORS 92.190, the following information is furnished:

1. The names of the parties to this deed are as set forth above.
2. The description of the adjusted line is as follows:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "B"

3. The deed whereby Grantor acquired title to the transferred property is recorded in Microfilm Reel No. 96-11-0903 of the Deed of Records of Coos County, Oregon.

4. The deed whereby Grantee acquired title to the property to which the transferred property is joined is recorded IN MFR# 1999-8584 of the Deed Records of Coos County, Oregon.

5. The survey and monumentation, as required by ORS 92.080 and ORS 209.250, were done by Michael L. Dado PLS No. 2661. His survey is filed with the County Surveyor under Coos County Surveyor's Records, Map No. 29A154.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Page 1 of 2

10/26/1999 10:46 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0001 OF 0004
INST#: 1999 13534 **

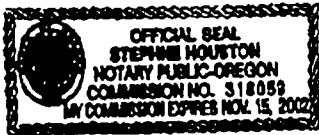
Until a change is requested, all tax statements are to be send to the following address:

DATED this 26 day of October 1999.

John T. Brugh
John T. Brugh

STATE OF OREGON)
County of Coos) ss.

This instrument was acknowledged before me on Oct. 26, 1999, by John Brugh.



Stephanie Houston
Notary Public of Oregon

My Commission expires: Nov. 15, 2002

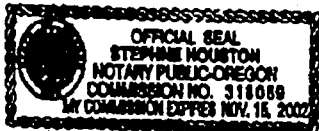
ACCEPTANCE

The undersigned grantee(s) hereby accept(s) this property line adjustment deed and signs this acceptance in accordance with ORS 92.190(4).

John T. Brugh
John T. Brugh

STATE OF OREGON)
County of Coos) ss.

This instrument was acknowledged before me on Oct. 26, 1999, by John Brugh.



Stephanie Houston
Notary Public of Oregon

My Commission expires: Nov 15, 2002

Exhibit A

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 WWM,
Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 corner on the North line of said Section 7; thence North 72° 41' 45" East for a
distance of 61.36 feet to a 5/8" iron rod; thence North 75° 00' 00" East for a distance of
100.00 feet to a 5/8" iron rod; thence South 16° 28' 41" East for a distance of 18.00 feet
to a 5/8" iron rod; thence South 80° 28' 58" West for a distance of 162.51 feet back to
the point of beginning. Said parcel containing 0.036 acres more or less.

99-5-255

10/26/1999 10:46 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0003 OF 0004
INST#: 1999 13534

Exhibit B

**A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 WWM,
Coos County, Oregon**

**Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 corner on the North line of said Section 7 and marks the point of beginning of
the following described adjusted line; thence North 72° 41' 45" East for a distance of
61.36 feet to a 5/8" iron rod; thence North 75° 00' 00" East for a distance of 100.00 feet
to a 5/8" iron rod; thence South 16° 26' 41" East for a distance of 18.00 feet to a 5/8" iron
rod.**

99-5-255b

10/26/1999 10:46 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0004 OF 0004
INST#: 1999 13534

Send tax statements to:

John T Brugh
PO Box 402
Coquille OR 97423

After recording return to:

John T Brugh
PO Box 412
Coquille OR 97423

PROPERTY LINE ADJUSTMENT DEED

John T Brugh

GRANTOR(s) conveys and warrants to

John T Brugh

GRANTEE(s) the following described real property,
situated in the County of Coos, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT 'A'

Subject to and excepting:

1. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.

Coos County real property Tax Account No. 18449.04 = 8449.02

The consideration for this conveyance stated in terms of dollars is 0

This is a property line adjustment deed. In compliance with ORS 92.190, the following information is furnished:

- The names of the parties to this deed are as set forth above.
- The description of the adjusted line is as follows:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT 'B'

3. ^{7B} The deed whereby Grantor acquired title to the transferred property is recorded in Microfilm Reel No. ~~96-11-0903~~ of the Deed of Records of Coos County, Oregon.

4. ⁹⁶⁻¹¹⁻⁰⁹⁰³ The deed whereby Grantee acquired title to the property to which the transferred property is joined is recorded in Microfilm Reel No. 1999-8584 of the Deed Records of Coos County, Oregon.

5. The survey and monumentation, as required by ORS 92.060 and ORS 209.250, were done by Michael L. Dado PLS No. 2661. His survey is filed with the County Surveyor under Coos County Surveyor's Records, Map No. 29-A-165.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

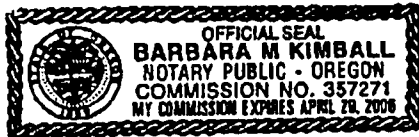
DATED this 12 day of December 2005.

John T Brugh
Name

Name

STATE OF OREGON)
)ss.
County of Coos)

This instrument was acknowledged before me on 12/12, 2005, by JOHN T BRUGH



Barbara M. Kimball
Notary Public of Oregon
My Commission expires: 4-29-2006

ACCEPTANCE

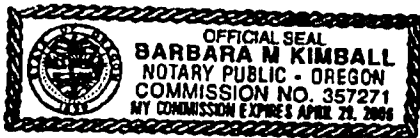
The undersigned grantee(s) hereby accept(s) this property line adjustment deed and signs this acceptance in accordance with ORS 92.190(4).

John T Brugh
Name

Name

STATE OF OREGON)
)ss.
County of Coos)

This instrument was acknowledged before me on 12/12, 2005, by JOHN T. BRUGH



Barbara M. Kimball
Notary Public of Oregon
My Commission expires: 4-29-2006

Exhibit "A"

Being a portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon:

thence North 00° 00' 00" East for a distance of 84.50 feet to a 5/8" iron rod; thence North
84° 55' 00" East for a distance of 232.00 feet to a 5/8" iron rod; thence South 61° 31' 00"
East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00" East for a
distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a distance of
50.11 feet to a 5/8" iron rod; thence South 03° 43' 50" West a distance of 132.68 feet to
a 5/8" iron rod; thence North 79° 16' 33" West for a distance of 398.33 feet to a 5/8" iron
rod on the Southeasterly right-of-way of Crystal Creek Lane; thence along said right-of-
way following an unspecified curve to the left the long chord of which bears North 39° 24'
18" East a distance of 35.27 feet to a 5/8" iron rod; thence North 63° 34' 34" East for a
distance of 139.69 feet to a 5/8" iron rod; thence North 16° 28' 49" West a distance of
83.22 feet to a 5/8" iron rod; thence North 16° 25' 50" West a distance of 17.88 feet to a
5/8" iron rod; thence South 75° 00' 00" West for a distance of 100.00 feet to a 5/8" iron
rod; thence South 72° 41' 45" West for a distance of 61.36 feet to the point of beginning.
Said parcel containing 1.96 acres of land more or less.



05-05-812A

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

12/12/2005 #2005-18749
03:50PM 3 OF 4

Exhibit "B"

Being located in the NE ¼ of the NW ¼ of Section 7, Township 28 South,
Range 12 W.W.M., Coos County, Oregon

Beginning at a 5/8" iron rod which bears 533.20 feet South and 78.56 feet East of the
West 1/16 Corner on the North line of Section 7, Township 28 South, Range 12 West
of the Willamette Meridian, Coos County, Oregon, and marks the point of beginning of
the following described adjusted line:

thence North 00° 00' 00" East for a distance of 84.50 feet to a 5/8" iron rod; thence North
84° 55' 00" East for a distance of 232.00 feet to a 5/8" iron rod; thence South 61° 31' 00"
East for a distance of 173.00 feet to a 5/8" iron rod; thence South 37° 15' 00" East for a
distance of 72.00 feet to a 5/8" iron rod; thence South 11° 04' 10" East for a distance of
50.11 feet to a 5/8" iron rod; thence South 03° 43' 50" West a distance of 132.68 feet to
a 5/8" iron rod; thence North 79° 16' 33" West for a distance of 398.33 feet to a 5/8" iron
rod on the Southeasterly right-of-way of Crystal Creek Lane; thence along said right-of-
way following an unspecified curve to the left the long chord of which bears North 39° 24'
18" East a distance of 35.27 feet to a 5/8" iron rod.



05-05-812B

COOS COUNTY CLERK, OREGON TOTAL \$41.00
TERRI L. TURI, CCC, COUNTY CLERK

12/12/2005 #2005-18749
03:50PM 4 OF 4

EASEMENT

99144

KNOW ALL MEN BY THESE PRESENTS, That RUSSELL WILSON and
DOLores J. WILSON, husband and wife, in consideration of TEN DOLLARS,
and other valuable considerations, to them paid by CARL HOOKER, do hereby
grant unto the said Carl Hooker, his heirs and assigns, an easement
or right-of-way in, on, over, along and across a strip of land 20 feet
wide, through and across the following described real property situate
in the County of Coos, State of Oregon, to-wit:

NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 7 Township 28 South,
Range 12, W.W.M.,

for the purpose of laying, constructing, and maintaining a television
cable to be laid under ground; the exact location of said 20 Foot strip
to be along a suitable course to be selected by Carl Hooker, and the
center line of which shall be determined by the location of such cable
when laid or installed.

TO HAVE AND TO HOLD, unto said Carl Hooker, his heirs
and assigns, for a term of five years from the date hereof.

Grantors agree that said Carl Hooker, his heirs or assigns,
shall have the option to extend the term of this agreement for an additional
five years, provided said grantee shall give to grantors a written notice
of his election to make such extension not less than three months prior
to the termination to the original term of this easement. Such extension
shall be under the same terms and conditions as herein provided and shall
also be conditioned upon the following consideration: that grantee shall
furnish television service at 50% of grantee's regular monthly rates to
grantors ~~and no house to be constructed on the hill~~ on the above described
premises, ~~by grantors~~, at all such times during the term of such extension
as the same shall be requested by grantors.

This agreement and the rights hereby given and granted
may be assigned by Carl Hooker to any partnership, which grantee shall
be a member, partner or stockholder, as the case may be, at the time
of such assignment, but otherwise shall not be assigned without the written
consent of grantors.

Witness our hands and seals this 14th day of July, 1954.

Russell H. Wilson (SEAL)
Delores J. Wilson (SEAL)

STATE OF OREGON)
County of Coos) ss.

On this 14th day of July, 1954, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Russell Wilson and Delores J. Wilson, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 14th day and year last above written.



[Signature]
Notary Public for Oregon
My Commission Expires:
1/22/55
BY COMMISSION EXPIRES JUL. 22, 1955

RECORDED MAY 21 1956 AT 3:30 P.M.
GEOGIANNA VAUGHAN, COUNTY CLERK

VOL 273 PAGE 240
21300
EASEMENT AGREEMENT

THIS INDENTURE made this 30 day of September 1954 by and between RUSSELL W. WILSON and DOLORES J. WILSON, husband and wife, hereinafter known and designated as parties of the first part, and the RINK CREEK WATER DISTRICT, a municipal corporation of Coos County, Oregon, hereinafter known and designated party of the second part.

WITNESSETH: That for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable considerations paid by the party of the second part to the parties of the first part, and the receipt whereof is hereby acknowledged, the parties of the first part hereby grant to the party of the second part, its successors and assigns a right of way and easement for constructing, maintaining, and operating a water pipe, and Rink Creek Water District supply line in, upon, and across a strip of land Thirty Feet wide, the center line of which is described as follows:

Beginning at a point 134 feet North of the Southeast corner of that tract of land conveyed to the City of Coquille, Oregon, on September 27, 1951, and recorded in Volume 212, on Page 654, Deed Records, Coos County, Oregon, in Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, running thence North 85° 26' East 34.57 feet; thence South 34° 11' East 137.35 feet; thence South 81° 52' East 113.49 feet; thence South 81° 52' East 60.66 feet; thence North 73° 30' East 43.34 feet; thence South 77° 57' East 158.81 feet; thence South 63° 04' East 128.32 feet; thence South 83° 43' East 96.24 feet; thence North 83° 22' East 284.50 feet; thence South 75° 00' East 89.77 feet; thence South 22° 14' East 79.64 feet; thence South 11° 50' East 65.74 feet; thence South 32° 07' East 64.47 feet; thence South 23° 56' East 39.63 feet; thence South 37° 56' East 58.03 feet; thence South 40° 19' East 192.84 feet; thence South 50° 01' East 66.89 feet to the Southeast corner of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian.

The rights above granted to the second party to be used and exercised by second party by and through its officers, agents, employees, servants, and licensees, but not by the public in general.

To have and to hold the said easement, unto the party of the second part, its successors and assigns forever.

In consideration of the premises, second party agrees as follows:

1. Second party agrees that first parties shall have the right to hook onto any water pipe line that second parties might construct in, upon, or across said premisses, for domestic purposes and second party agrees to equip said water pipe line with an outlet or "T" arrangement at such place on said premises as first parties shall designate. There shall be no charge to first parties for said right to hook up. First Parties shall be permitted to purchase water from Second Party on the same basis as other water users of said district.

2. Second party agrees that first parties shall not be responsible for any damage caused by livestock.

3. Second party agrees to pile and burn all brush cut during construction and maintenance of said pipeline right of way. It is understood and agreed by the first parties, however, that any breach or default on the part of second party of second party's agreements herein contained shall not terminate or render void the right of way and easement hereby granted by first parties, but shall only render second party liable for reasonable damages to first parties caused by any such breach or default.

IN WITNESS WHEREOF the first parties have hereunto set their hands and seals, and the second party has caused its chairman of its board of commissioners, and its secretary to set their hands hereto and affix its seal, all on the day and year first above written.

Russell W. Wilson
Russell W. Wilson

Dolores S. Wilson
Dolores S. Wilson

Chairman
Chairman

Seal

Secretary
Secretary

STATE OF OREGON,)
County of Coos.) ss.

BE IT REMEMBERED that on this 15 day of ^{Aug.}~~September~~,
~~1954~~ ¹⁹⁵⁹ before me the undersigned, a Notary Public in and for said
County and State, personally appeared the within named Russell
W. Wilson and Dolores J. Wilson, husband and wife, personally
known to me and who executed the within instrument and acknowledged
to me that they executed the same freely and voluntarily.

IN WITNESS WHEREOF I have hereunto set my hand and seal
the day and year last above written.



Cecil W. Little
Notary Public for the State of Oregon
My Commission expires ~~8/27/56~~ ^{8/19/62}

RECORDED AUG 13 1959 AT 1:35 P.M.
GEORGIANNA VAUGHAN, COUNTY CLERK

4907-4

EASEMENT AGREEMENT

THIS AGREEMENT, Made and entered into this 28th day of May, 1963, by and between WAYNE J. JACOBSEN and DAISY JACOBSEN, Husband and Wife, hereinafter referred to and designated as "Jacobsens"; JAMES E. KAY and D. ELAINE KAY, Husband and Wife, hereinafter referred to and designated as "Kays"; and A. O. MONTGOMERY and SADIE MONTGOMERY, Husband and Wife, hereinafter referred to and designated as "Montgomerys"; and CLARENCE E. PENSE and ALICE M. PENSE, Husband and Wife, hereinafter referred to and designated as Penses;

W I T N E S S E T H:

THAT WHEREAS, Kays have purchased from Russell W. Wilson and Dolores J. Wilson, husband and wife, the following described premises situate in Coos County, State of Oregon, bounded and described as follows, to-wit:

The Northeast quarter (NE 1/4) of the Northwest quarter (NW 1/4) of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon.

AND WHEREAS, Jacobsens own premises abutting said property described in the preceding paragraph, and

WHEREAS, Kays have sold portions of the above described premises by Land Sales Contracts to Montgomerys and Penses, and are going to deed a portion of said premises to Jacobsens, and

WHEREAS, the road and right-of-way now and heretofore in existence from Highway 42 to the above-described premises and being the road used for access and egress to Kays premises and the premises sold on contract to Montgomerys and Penses crosses the premises of Jacobsens abutting the above-described premises and whereas heretofore certain easement documents have been recorded concerning said roadway, said easements appearing in Deeds Records of Coos County in Volume 213 at Page 556 and in Volume 213 at Page 561, and the parties wish to clarify and make more definite and certain the terms and provisions of said instruments, now,

therefore, it is understood and agreed as follows:

1. It is understood and agreed, and Jacobsens do hereby grant unto Kays, Penses, and Montgomerys, their heirs and assigns, a right-of-way and easement over the property of Jacobsens abutting the premises hereinabove described, said right-of-way being from Highway 42 to the premises of the said parties and being that right-of-way described in Deeds Records of Coos County in Volume 213 at Page 561, said right-of-way and easement to be for residential access and egress purposes only and to cover one residential use for each of Kays, ~~Penses~~, and Montgomerys, and two residential uses for Penses.

2. Kays shall convey by Warranty Deed containing the usual covenants a portion of said premises, the receipt of which Deed is hereby acknowledged by Jacobsens, and Jacobsens shall convey to Kays by Deed a certain portion of Jacobsens premises and Kays hereby acknowledge receipt of such conveyance.

IN WITNESS WHEREOF, the parties have hereunto set their hands in quadruplicate, the day and year first hereinabove written.

Wayle J. Jacobsen
Wayle J. Jacobsen

Daisy Jacobsen
Daisy Jacobsen

James E. Kay
James E. Kay

D. Elaine Kay
D. Elaine Kay

A. O. Montgomery
A. O. Montgomery

Sadie Montgomery
Sadie Montgomery

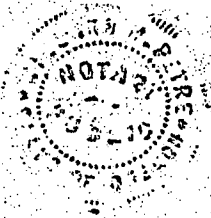
Clarence E. Pense
Clarence E. Pense

Alice M. Pense
Alice M. Pense

STATE OF OREGON,)
County of Coos,) SS.

On this 26th day of July, 1963, before me, the undersigned,
A Notary Public in and for said County and State, personally appeared the
within named WAYNE J. JACOBSEN and DAISY JACOBSEN, Husband and
Wife, JAMES E. KAY and D. ELAINE KAY, Husband and Wife, A. O. MONT-
GOMERY and SADIE MONTGOMERY, Husband and Wife, CLARENCE E.
PENSE and ALICE M. PENSE, Husband and Wife, who are known to me to
be the identical individuals described in and who executed the within in-
strument, and acknowledged to me that they executed the same freely and
voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.



Willard H. Petro
Notary Public for Oregon
My Commission expires December 14, 1964

RECORDED AUG 21 1963 AT 9:56
MURIEL PAULSEN, COUNTY CLERK pmw

65-11-3745

E A S E M E N T

THIS INDENTURE, made this 30th day of October, 1966,
by and between JAMES E. KAY and D. ELAINE KAY, husband and wife,
and DEAN Y. WEEKLY and SHIRLEY F. WEEKLY, husband and wife,
hereinafter referred to as "grantors", and RICHARD H. SAWDAY and
NELL F. SAWDAY, husband and wife, hereinafter referred to as
"grantees"; and

WHEREAS, E. W. Hughes and Mabel S. Hughes, husband and
wife, have heretofore granted and conveyed unto the grantees
certain real property lying North and East of the hereinafter
described road right-of-way, and the said grantees are without
lawful access thereto; and

WHEREAS, a road right-of-way is in existence and in
use on the real property of grantors that is particularly
described in that certain deed dated May 15, 1965 from Wayne J.
Jacobsen and Daisy Jacobsen, husband and wife, as grantors therein,
to James E. Kay and D. Elaine Kay, as grantees therein, and which
deed is recorded in volume 317 at page 316, Deed Records of Coos
County, Oregon;

NOW, THEREFORE, the premises considered and in consid-
eration of One Dollar (\$1.00) paid unto the grantors by grantees,
the receipt of which is hereby acknowledged, and other valuable
consideration not herein mentioned, the grantors do hereby grant
and convey unto the grantees, the right of ingress and egress
over and upon that certain road right-of-way situate on grantors'
said parcel of real property, and which road right-of-way is
more fully described in volume 213 at page 561, Deed Records of
Coos County, Oregon. By grantees' acceptance of this Easement,
they covenant and agree that such Easement shall be used for
purposes of ingress and egress to their said parcel of real
property for residential purposes and that they, the grantees,

65-1-3746

shall share in the maintenance of said roadway according to their pro-rata use thereof; it being understood that the grant of easement herein contained is a non-exclusive grant of easement to be exercised in common with other users.

This easement is not in gross and shall run with and attach to the following described parcel of real property owned by grantees that is situate in the County of Coos, State of Oregon, bounded and described as follows, to-wit:

Beginning at the Northwest corner of the City of Coquille Water Treatment Plant site in Section 7, Township 28 South, Range 12, West of the Willamette Meridian, which is described in Book 212, Pages 651 and 654 of the Coos County Deed Records and running thence North 4° 00' West 245.0 feet; thence North 77° 30' East 50.0 feet; thence North 15° 15' East 82.0 feet; thence South 84° 00' East 84.0 feet; thence South 78° 30' East 134.0 feet; thence South 84° 30' East 103 feet, more or less, to a City of Coquille pipeline; thence Southerly along said pipeline to a point on the North boundary of the Water Treatment Plant site; thence along said boundary of the Water Plant Site North 89° 28' West 395 feet, more or less, to the point of beginning, containing 2.95 acres, more or less.

ALSO: Beginning at the Northeast corner of the City of Coquille Water Treatment Plant Site in Section 7, Township 28 South, Range 12, West of the Willamette Meridian, which is described in Book 212, Pages 651 and 654 of the Coos County Deed Records and running thence along the North boundary of said parcel North 89° 28' West 400 feet, more or less, to the City of Coquille pipeline; thence along said pipeline Northerly 385 feet, more or less, to the center of a creek; thence along said creek in an easterly direction 450 feet, more or less, to a point on the East boundary of the Northwest quarter (NW-1/4) of the Northwest quarter (NW-1/4) of Section 7; thence along the one-sixteenth Section line South 1° 38' West 330 feet, more or less, to the point of beginning, containing 3.4 acres, more or less.

TO HAVE AND TO HOLD, the above-described and granted easement under the above-described conditions unto the said grantees, their heirs and assigns forever.

WITNESS our hands and seals this 30th day of October, 1965.

James E. Kay (SEAL) D. Elaine Kay (SEAL)
James E. Kay D. Elaine Kay
Dean V. Weekly (SEAL) Shirley F. Weekly (SEAL)
Dean V. Weekly Shirley F. Weekly

65-11-3747

STATE OF OREGON)
) ss.
COUNTY OF CURRY)

On this 30th day of October, 1965, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within-named JAMES E. KAY and D. ELAINE KAY, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

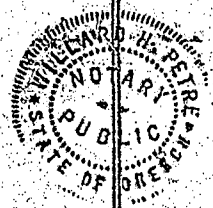


Willard H. Peters
Notary Public for Oregon
My Commission expires: Dec 14, 1968

STATE OF OREGON)
) ss.
COUNTY OF COOS)

On this 2nd day of November, 1965, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within-named DEAN Y. WEEKLY and SHIRLEY Y. WEEKLY, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



Willard H. Peters
Notary Public for Oregon
My Commission expires: Dec 14, 1968

Easement - 3 (end)

RECORDED NOV 30 1965 AT 11:25
FAY F. CRABTREE, COUNTY CLERK

67-4-17439

EASEMENT

CLARENCE E. PENSE and ALICE M. PENSE, husband and wife, hereinafter called "GRANTOR", convey to CLARENCE L. PENSE, JR. and PATRICIA PENSE, husband and wife, an easement for right of way purposes on the following described real property, situated in Coos County, on and along that roadway now in existence from the premises last hereinafter described across the first premises hereinafter described, said easement to be twelve (12) feet in width, said premises of "GRANTOR" more particularly described as follows, to-wit:

A parcel of land situated in the NE1/4 of the NW1/4 of Section 7, T. 28 S., R. 12 W., W. M. being more particularly described as follows:

Beginning at a 5/8 inch iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE1/4 of the NW1/4 of Section 7 and running thence S. 45° 03' W. 15.0 feet to the center of the roadway from State Highway #42 to the City of Coquille water treatment plant; thence down the center of said road along a 128.0 foot radius curve to the right the long-chord of which bears S. 14° 12' E. 130.9 feet; thence S. 77° 27' E. 15.0 feet to a 5/8 inch iron rod; thence S. 79° 21' E. 897.9 feet to a 5/8 inch iron rod; thence N. 4° 27' E. 430.6 feet to a 5/8 inch iron rod; thence N. 88° 42' W. 460.4 feet; thence South 224.5 feet to the point of beginning.

Less portions heretofore conveyed.

Said easement to be appurtenant to each and every portion of the following described premises of "GRANTEE", to-wit:

A parcel of land in the NE1/4 of the NW1/4 of Section 7 in Township 28 South, Range 12 West of the Willamette Meridian, in Coos County, Oregon, more particularly described as follows:

Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16 corner on the North line of said Section 7 and running thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet, more or less, to the point of beginning.

67-4-17440

WITNESS our hands and seals this 21st day of February, 1967.

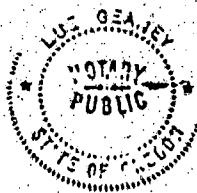
Clarence E. Pense
CLARENCE E. PENSE

Alice M. Pense
ALICE M. PENSE

STATE OF OREGON,)
) SS.
County of Coos.)

On this 21st day of February, 1967, Personally appeared the above named CLARENCE E. PENSE and ALICE M. PENSE, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:



L. G. Jeffrey
NOTARY PUBLIC FOR OREGON
My Commission Expires: 2/16/68

426

State of Oregon)
County of Coos) SS.
67-4-17439
Thereby certify that the within instrument was filed for record...

APR 23 8 44 AM '67

and recorded in book of 426 on page Record of of said County.

WITNESS my hand and Seal of County Affixed.

Fay F. Crabtree, Coos County Clerk

By Deputy

Return to Clarence E. Pense

Fee 2.50

EASEMENT

- 2 - (Last)

Prof 724
Logville

RIGHT-OF-WAY EASEMENT
(Individual)

For value received the undersigned, hereinafter referred to as Grantors, (whether singular or plural), do hereby grant to PACIFIC POWER & LIGHT COMPANY, a corporation, its successors and assigns, the Grantee, an easement or right-of-way for an electric transmission and distribution line of one or more wires and all necessary or desirable appurtenances (including telephone and telegraph wires, towers, poles, props, guys, anchors and other supports and the right to place all or any part of such line underground) at or near the location and along the general course now located and staked out by the Grantee over, across and upon the following described real property in Coos County, State of Oregon, to wit:

The Northeast Quarter of the Northwest Quarter of Section 7, Township 28 South,
Range 12 West, Willamette Meridian, Coos County, State of Oregon.

Including the right to clear said right-of-way and keep the same clear of brush, trees, timber and structures, and the right to top, trim, clear or cut away all trees outside of said right-of-way which might endanger such line.

Together with the right of ingress and egress over the adjacent lands of the Grantors for the purpose of constructing, reconstructing, stringing new wires on, maintaining and removing such line and appurtenances, and exercising other rights hereby granted.

Grantors reserve the right to use said right-of-way for roads, agricultural crops or other purposes not inconsistent with the easement granted hereby, but in using or operating any irrigation pipes, motorized vehicles or other equipment, or in any other such use of said right-of-way, Grantors and Grantors' heirs or assigns, shall conform strictly to the provisions of any then applicable safety code or regulation pertaining to required clearances from the wires or conductors of such line.

All rights hereunder shall cease if and when such line shall have been abandoned.

Dated this 13 day of April, 1981

John T. Brugh (SEAL) _____ (SEAL)
_____ (SEAL) _____ (SEAL)

STATE OF Oregon }
County of Coos } ss.

On this 13th day of April, 1981, personally appeared before me a notary public in and for said State, the within named John T. Brugh

to me known to be the identical person described therein and who executed the foregoing instrument, and acknowledged to me that he executed the same freely and voluntarily for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year above written.

RECORDED APR 21 1981 AT 10:49

MARY ANN WILSON, COUNTY CLERK

Francis O'Hara
Notary Public for Oregon
Residing at 291-117th St, Seaside, Oregon 97138
My commission expires: 8-10-84

93 05 0062

Mail tax statements
to: No Change

After recording,
return to: City of Coquille
99 E. 2nd Street
Coquille, OR 97423

Consideration: None

RECORDING # 93050062
I, Mary Ann Wilson,
Coos County Clerk, certify
the within instrument
was filed for record at



10:23 ON 05/04/1993
By M. BRIGHT Deputy

pages 4 Fee \$ 28.00

EASEMENT AGREEMENT

JOHN T. BRUGH and ANITA RAE BRUGH, husband and wife, grantor, hereby grants and conveys unto the CITY OF COQUILLE, OREGON, a Municipal Corporation of the State of Oregon, grantees, the perpetual right to enter upon and install, construct, maintain, repair, rebuild, replace, use, operate and control a raw waterline, with necessary appurtenances, all to be on, over and across the property described on the attached Exhibit "A" (2 pages).

TO HAVE AND TO HOLD the above easement unto the City of Coquille, its successors and assigns forever, and for such purposes; the City of Coquille, its officers, agents, employees and contractors shall have a right of ingress and egress upon, over and across said real property for such purposes, provided, however, that grantor, his successors and assigns, shall have the use of said premises for all purposes at all times so long as the same does not interfere with the proper function, use and operation of the City of Coquille and its service equipment; and the City of Coquille shall restore the premises to original condition after the construction, maintenance or repair has been completed.

Grantor covenants that he is lawfully seized in fee simple to the above described real property and that the same is free and clear of all liens and encumbrances.

This easement shall be binding upon the grantor, his successors and assigns, and shall inure to the benefit of the City of Coquille, its successors and assigns.

By the acceptance of this easement, the City of Coquille, relinquishes and releases any interest and claim to a water-line easement (only) specified in an Easement and Right-of-Way Agreement dated August 31, 1951 and recorded at Volume 213, Page 556, Records of Coos County, Oregon on November 8, 1951. The Right-of-Way Easement will remain in force.

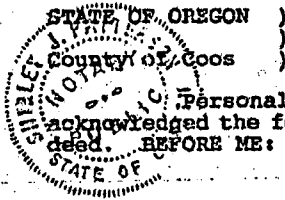
EASEMENT - 1

124

DATED this 21 day of December, 1992.

John T. Brugh
JOHN T. BRUGH

Anita Rae Brugh
ANITA RAE BRUGH



SS. DATED: 12/21, 1992

Personally appeared the above named individuals and acknowledged the foregoing instrument to be their voluntary act and deed. BEFORE ME:

Shirley J. Patterson
Notary Public for Oregon
My Commission Expires: 1/12/93

ACCEPTANCE OF EASEMENT

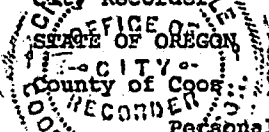
This Easement is hereby accepted.

DATED: December 21, 1992.

Loran Wiese
CITY OF COQUILLE
BY: Loran Wiese
MAYOR

ATTEST:

Shirley J. Patterson
SHIRLEY J. PATTERSON
City Recorder



SS. Dated: December 22, 1992

Personally appeared Loran Wiese and Shirley J. Patterson, who being sworn, stated that they are the Mayor and City Recorder, respectively of the City of Coquille, a Municipal Corporation of the State of Oregon; and that the seal affixed hereto is the seal of that municipal corporation; and that this instrument was voluntarily signed and sealed on behalf of said municipal corporation by authority of the Common Council. BEFORE ME:



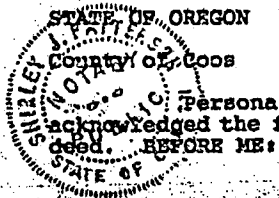
Alyce S. Mercer
Notary Public for Oregon
My Commission Expires: 9-17-96



DATED this 21 day of December, 1992.

John T. Brugh
JOHN T. BRUGH

Anita Rae Brugh
ANITA RAE BRUGH



SS. DATED: 12/21, 1992

Personally appeared the above named individuals and acknowledged the foregoing instrument to be their voluntary act and deed. BEFORE ME:

Shirley J. Patterson
Notary Public for Oregon
My Commission Expires: 1/12/93

ACCEPTANCE OF EASEMENT

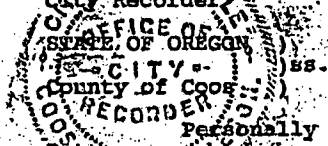
This Easement is hereby accepted.

DATED: December 21, 1992.

Shirley J. Patterson
CITY OF COQUILLE
BY: Loran Wiese
MAYOR

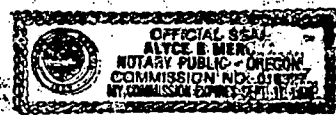
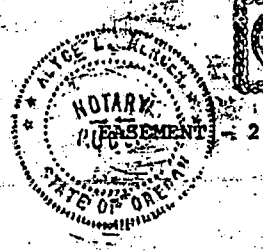
ATTEST:

Shirley J. Patterson
SHIRLEY J. PATTERSON
City Recorder



Dated: December 22, 1992

Personally appeared Loran Wiese and Shirley J. Patterson, who being sworn, stated that they are the Mayor and City Recorder, respectively of the City of Coquille, a Municipal Corporation of the State of Oregon; and that the seal affixed hereto is the seal of that municipal corporation; and that this instrument was voluntarily signed and sealed on behalf of said municipal corporation by authority of the Common Council. BEFORE ME:



Shirley E. Menzies
Notary Public for Oregon
My Commission Expires: 9-17-96

An easement for installation, maintenance and replacement purposes of a raw waterline with necessary appurtenances over a strip of land 30 feet in width, that portion of which affects that certain parcel of land owned by John and Anita Brugh as described in Document No. 81-10593, records of Coos County, located in the northeast quarter of the northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, the centerline of said 30-foot strip of land being more particularly described as follows:

Beginning at the northwest corner of said Section 7, marked by a brass cap mounment, which bears South 88° 38' 41" West 2629.70 feet from the north quarter corner of said Section 7, marked by a brass cap monument, this line being the basis of bearing;

Thence South 76° 22' 01" East 1349.16 feet to the northeast corner of the parcel of land owned by the City of Coquille for the Water Treatment Plant, marked by a 1/2-inch iron pipe;

Thence South 00° 08' 35" West 102.00 feet along the easterly line of said Water Treatment Plant parcel to the TRUE POINT OF BEGINNING;

Thence South 87° 10' 00" East 1,040.00 feet, all as specified on the attached map.

LOCATED IN NW 1/4 OF SECTION 7, T. 29 S., R. 12 W., W.M., COOS CO, OR.

93 05 0062

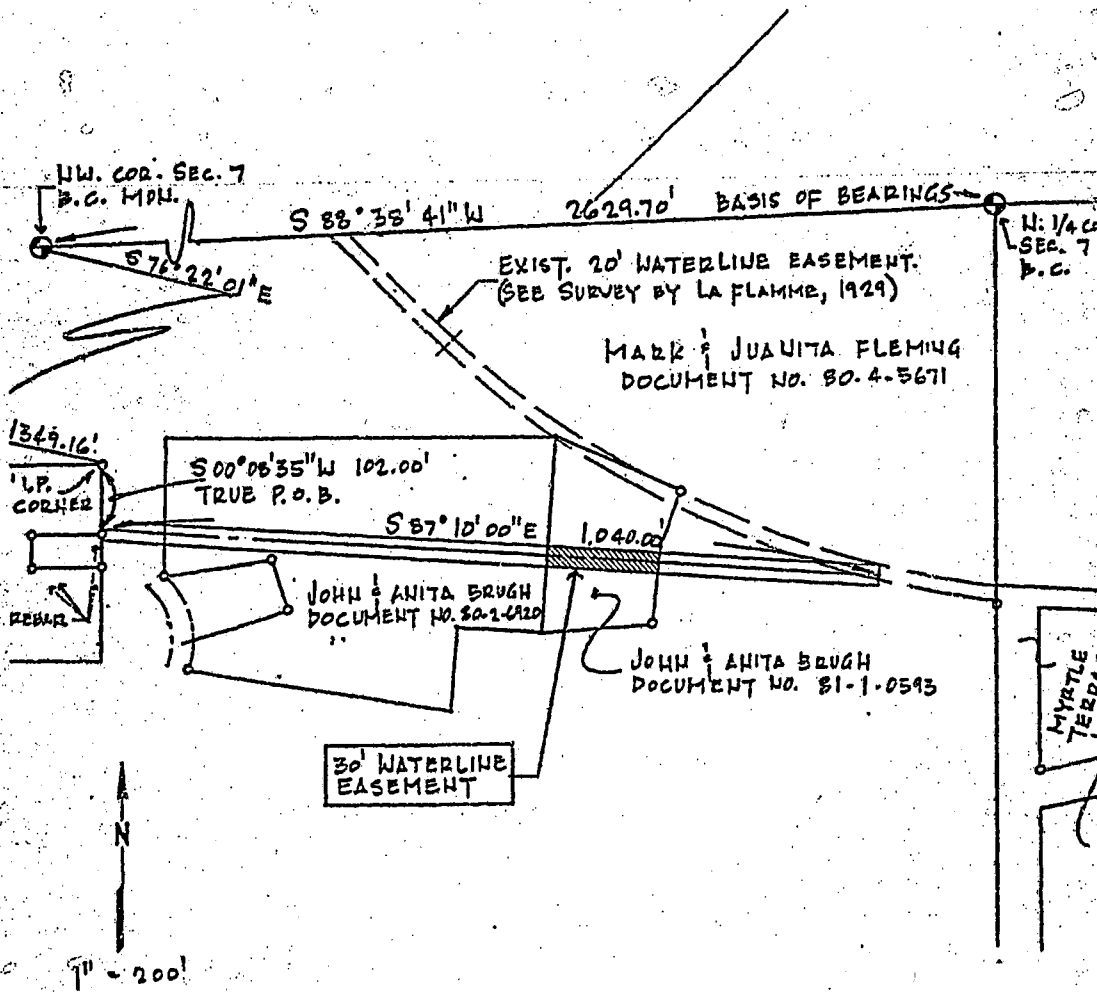


EXHIBIT "A" - Page 2

128

93 05 0063

Mail tax statements
to: No Change

After recording,
return to: City of Coquille
99 E. 2nd Street
Coquille, OR 97423

Consideration: None

RECORDING # 93050063
I, Mary Ann Wilson,
Coos County Clerk, certify
the within instrument
was filed for record at



10:23 AM 05/04/1993
By M. BRIGHT Deputy

pages 4 Fee \$ 28.00

EASEMENT AGREEMENT

JOHN T. BRUGH and ANITA RAE BRUGH, husband and wife, grantor, hereby grants and conveys unto the CITY OF COQUILLE, OREGON, a Municipal Corporation of the State of Oregon, grantee, the perpetual right to enter upon and install, construct, maintain, repair, rebuild, replace, use, operate and control a raw waterline, with necessary appurtenances, all to be on, over and across the property described on the attached Exhibit "A" (2 pages).

TO HAVE AND TO HOLD the above easement unto the City of Coquille, its successors and assigns forever, and for such purposes; the City of Coquille, its officers, agents, employees and contractors shall have a right of ingress and egress upon, over and across said real property for such purposes, provided, however, that grantor, his successors and assigns, shall have the use of said premises for all purposes at all times so long as the same does not interfere with the proper function, use and operation of the City of Coquille and its service equipment; and the City of Coquille shall restore the premises to original condition after the construction, maintenance or repair has been completed.

Grantor covenants that he is lawfully seized in fee simple to the above described real property and that the same is free and clear of all liens and encumbrances.

This easement shall be binding upon the grantor, his successors and assigns, and shall inure to the benefit of the City of Coquille, its successors and assigns.

By the acceptance of this easement, the City of Coquille, relinquishes and releases any interest and claim to a water-line easement (only) specified in an Easement and Right-of-Way Agreement dated August 31, 1951 and recorded at Volume 213, Page 556, Records of Coos County, Oregon on November 8, 1951. The Right-of-Way Easement will remain in force.

EASEMENT - 1

129

93 05 0063

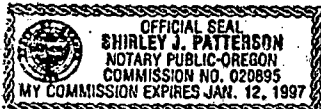
DATED this 5 day of February, 1993.

John T. Brugh
JOHN T. BRUGH
Anita Rae Brugh
ANITA RAE BRUGH

STATE OF OREGON)
County of Coos) ss.

DATED: February 5, 1993

Personally appeared the above named John T. Brugh and Anita Rae Brugh and acknowledged the foregoing instrument to be their voluntary act and deed. BEFORE ME:



Shirley J. Patterson
Notary Public for Oregon
My Commission Expires 1/12/97

ACCEPTANCE OF EASEMENT

This Easement is hereby accepted.

DATED: 3/3, 1993.

CITY OF COQUILLE
BY: Michael Swindall
MICHAEL SWINDALL, Mayor

ATTEST:
Shirley J. Patterson
SHIRLEY J. PATTERSON
City Recorder

STATE OF OREGON)
County of Coos) ss.

Dated: April 3, 1993

Personally appeared Michael Swindall and Shirley J. Patterson, who being sworn, stated that they are the Mayor and City Recorder respectively of the City of Coquille, a Municipal Corporation of the State of Oregon; and that the seal affixed hereto is the seal of that municipal corporation; and that this instrument was voluntarily signed and sealed on behalf of said Municipal corporation by authority of the Common Council. BEFORE



Alyce E. Merkler
Notary Public for Oregon
My Commission Expires: 9-17-96

130

93 05 0063

RINK CREEK RAW WATERLINE EASEMENT NO. 2

An easement for installation, maintenance and replacement purposes of a raw waterline with necessary appurtenances over a strip of land 30 feet in width, that portion of which affects that certain parcel of land owned by John and Anita Brugh as described in Document No. 80-26920, records of Coos County, located in the northeast quarter of the northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, the centerline of said 30-foot strip of land being more particularly described as follows:

Beginning at the northwest corner of said Section 7, marked by a brass cap monument, which bears South 88° 38' 41" West 2629.70 feet from the north quarter corner of said Section 7, marked by a brass cap monument, this line being the basis of bearing;

Thence South 76° 22' 01" East 1349.16 feet to the northeast corner of the parcel of land owned by the City of Coquille for the Water Treatment Plant, marked by a 1/2-inch iron pipe;

Thence South 00° 08' 35" West 102.00 feet along the easterly line of said Water Treatment Plant parcel to the TRUE POINT OF BEGINNING;

Thence South 87° 10' 00" East 1,040.00 feet, all as specified on the attached map.

EXHIBIT "A" _ PAGE 1

131

LOCATED IN NW 1/4 = SECTION 7, T. 28 S., R. 12 W., W.M., COOS CO., OR.

93 05 0063

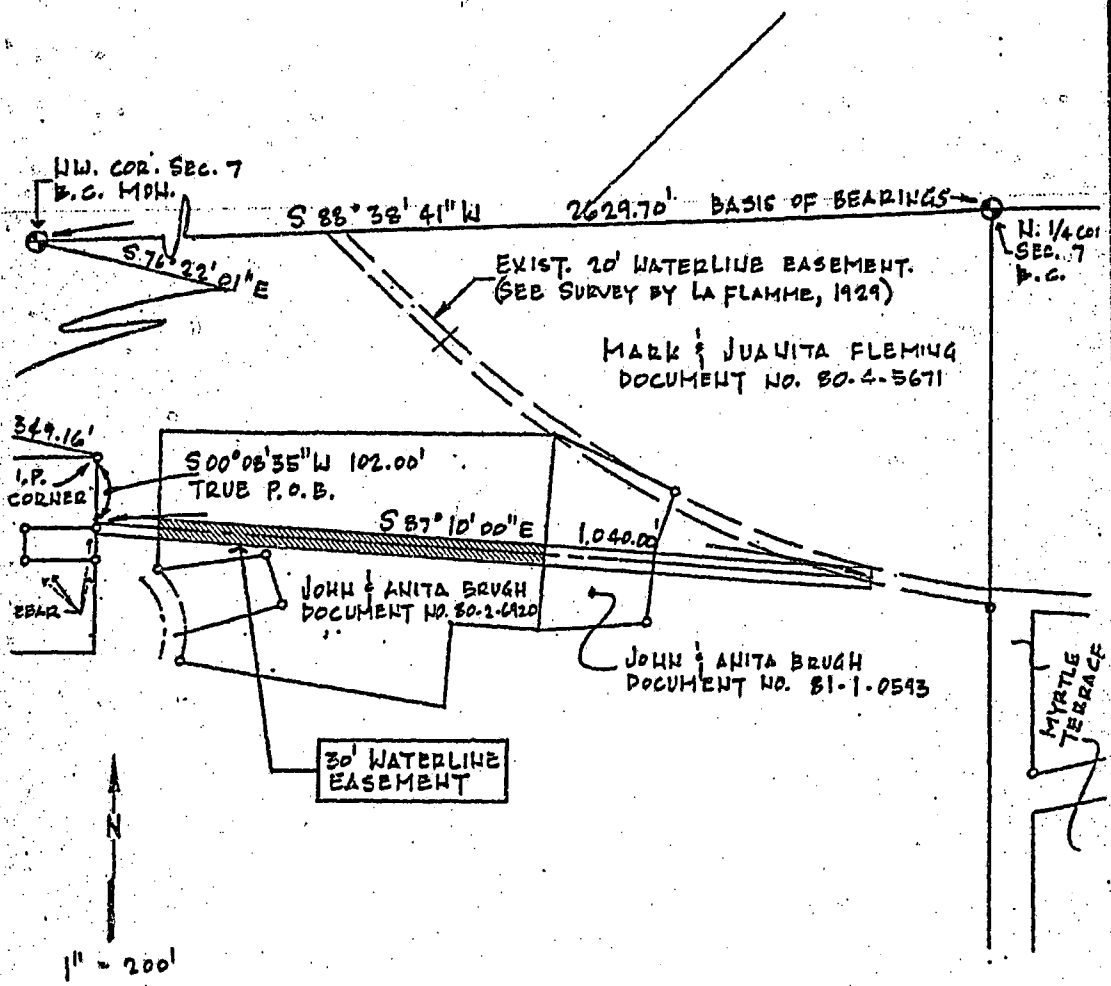


EXHIBIT "A" - Page 2

132

WATER PIPELINE EASEMENT

Kelly Smith and Nancy Smith, husband and wife, as "Grantor", for consideration received, do hereby grant, convey and sell to Rink Creek Water District, an Oregon municipal corporation "Grantee", a permanent, exclusive water pipeline easement for installation, maintenance and replacement purposes of a public waterline, over real property owned by grantor as described on Exhibit A. This grant includes a temporary construction easement as set forth on Exhibit A.

This easement, along with others to be obtained by grantee, forms an integral part of grantee's overall water supply system.

This agreement is binding on and shall inure to the benefit of the parties, their heirs and assignees.

A map indicating the location of the easement is attached as Exhibit B.

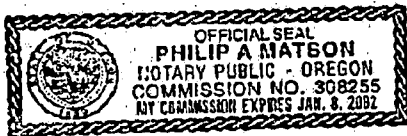
IN WITNESS WHEREOF, grantors have set their hands this 29th day of February, 1999.
29th day of January, 1999.

Kelly Smith 1-29-99
Nancy Smith 2-8-99

STATE OF OREGON)
County of Coos) ss.

Kelly Smith January 29, 1999
Nancy Smith February 8, 1999

Personally appeared Kelly Smith and Nancy Smith, and acknowledged the foregoing instrument to be their voluntary act and deed.



Philip A. Matson
Notary Public for Oregon

Send Tax Statements to:
No Change

After Recording return to:
Rink Creek Water District
Box 65
Coquille, OR 97423

EXHIBIT A

EASEMENT NO. 15 - WATERLINE

An easement for installation, maintenance and replacement purposes of a public waterline and necessary appurtenances over a strip of land 20 feet in width, that portion of which affects a parcel of land owned by the Kelly and Nancy Smith as described in Microfilm Record No. 93-09-0607, Records of Coos County, located in the northeast quarter of the northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, the centerline of said strip of land being more particularly described as follows:

Beginning at the southwest corner of a parcel of land owned by John Brugh described in Microfilm Record No. 96-11-0903, Records of Coos County, said point marked by an iron pipe which bears North 79° 21' West 398.28 feet from the southeast corner of said parcel, marked by a 5/8" rebar, this line being the BASIS OF BEARINGS;

Thence North 58° 19' 00" East 27.67 feet to the TRUE POINT OF BEGINNING;

Thence North 14° 10' 12" West 82.90 feet;

Thence North 55° 11' 23" West 37.60 feet, more or less to the westerly line of said parcel owned by John Brugh, all as specified on the attached map.

TOGETHER WITH: A temporary easement for construction purposes over a strip of land 40 feet in width, the centerline of which is the centerline of the hereinabove described strip of land.

Said temporary easement will terminate on December 31, 2000.

(Bearings based on Coos County Survey #29a52)

5505.02\descrip\leaseno15.doc

LOCATED IN SECTION 7, TOWNSHIP 28 SOUTH,
 RANGE 12 WEST, WILLAMETTE MERIDIAN,
 COOS COUNTY, OREGON.
 BEARINGS BASED ON COOS CO. SURVEY #29a52

REBAR 1

PAGE #: 0003 OF 0003
 INST#: 1999 1667

02/09/1999 01:41 REC FEE: \$23.00
 COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

JOHN BRUGH
 MF# 96-11-0903

KELLY & NANCY
 SMITH
 MF# 93-09-0607

20' WATERLINE
 EASEMENT

40' TEMPORARY
 CONSTRUCTION
 EASEMENT

TRUE POINT
 OF BEGINNING

N58°19'00"E
 27.67'

N14°10'12"W
 82.90'

N55°11'23"W
 37.60'

S80°37'W
 162.82'

S16°15'E
 82.87'

S89°05'W
 100.14'

N79°21'W 398.28' (BASIS OF BEARING)

SCALE: 1" = 50'

**THE DYER PARTNERSHIP
 ENGINEERS & PLANNERS, INC.**
 P.O. BOX 1198
 225 MARKET AVE.
 COOS BAY, OREGON 97420
 TELEPHONE: (503) 289-3732
 FAX: (503) 289-2914

**RINK CREEK WATER DISTRICT
 WATER SYSTEM IMPROVEMENTS
 EASEMENT NO. 15**

DES	DWN	CHK
MWE	SJS	MWE
DATE NOV. 1998		
PROJECT 5505.03		

DWG NO.
 ESMNT15

EXH B

-After recording, return to:
Walter B. Hogan
PO Box 458
Myrtle Point, Oregon 97458
Until requested otherwise, send all tax statements to:
John T. Brugh
PO Box 412
Coquille, OR 97423
Consideration: \$0

47-89637
AFTER RECORDING
RETURN TO
Tigor Title Insurance
300 West Anderson Ave - Box 1078
Coos Bay, OR 97420-0238

EASEMENT

THIS EASEMENT AGREEMENT dated this 16 day of May, 2006 is by and between JOHN T. BRUGH, hereinafter known as GRANTOR and SANDRA K. DOTTS, hereinafter known as GRANTEE.

GRANTOR is the owner of certain real property located in Coos County, Oregon and more particularly described in Exhibit A attached hereto and made a part hereof.

GRANTEE is the owner of certain real property located in Coos County, Oregon and more particularly described in Exhibit B attached hereto and made part hereof.

GRANTOR desires to grant to GRANTEE an appurtenant easement to the existing paved driveway adjoined to Crystal Creek Lane that extends from the Southwest corner of the property described in Exhibit A and connects to the property described in Exhibit B. The driveway shall be used for ingress and egress to GRANTEE's real property described in Exhibit B and for any other lawful purpose used by GRANTEE. The costs associated with the driveway's maintenance, repair and or replacement, as needed, and general upkeep of the paved driveway shall be distributed evenly between the GRANTOR and GRANTEE.

NOW THEREFORE, GRANTOR grants to GRANTEE an appurtenant easement to the existing paved driveway adjoined to Crystal Creek Lane that extends from the Southwest corner of the property described in Exhibit A and connects to the property described in Exhibit B. The driveway shall be used for ingress and egress to GRANTEE's real property described in Exhibit B and for any other lawful purpose used by GRANTEE.

GRANTEE further agrees that he will be responsible for 1/2 of the total costs associated with the driveway's maintenance, repair and or replacement, as needed, and general upkeep of the paved driveway.

GRANTEE further agrees that this Easement will be solely for ingress and egress. GRANTEE will not be allowed to park, cause a vehicle to stand, or in any other way, directly or indirectly block or prohibit free movement along the driveway. In the event GRANTEE violates this provision of the Easement, GRANTEE understands that the Easement will be automatically extinguished.

GRANTOR and GRANTEE agree that the granting of this easement by GRANTOR and the acceptance by the GRANTEE of the responsibility for the costs of the roadway are good and sufficient consideration, each for the other.

This easement agreement is not personal to the parties but is to be appurtenant to the property described in Exhibit A and shall run with the land described in Exhibits A &

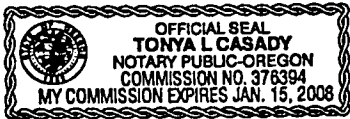
B and shall be binding upon and inure to the benefit of GRANTOR and GRANTEE, and their heirs, successor and assigns.

IN WITNESS WHEREOF, the GRANTOR and GRANTEE have executed this EASEMENT AGREEMENT this 16 day of May, 2006.

John T. Brugh
Grantor: JOHN T. BRUGH

STATE OF OREGON)
) ss.
County of Coos)

This instrument was acknowledged before me on this 16 day of May, 2006 by JOHN T. BRUGH, GRANTOR.

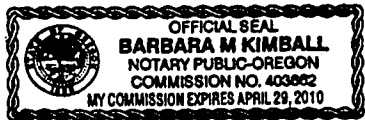


Tonya L Casady
Notary Public for Oregon
My Commission Expires: 1/15/08

Sandra K. Dotts
Grantee: SANDRA K. DOTTS

STATE OF OREGON)
) ss.
County of Coos)

This instrument was acknowledged before me on this 19th day of May, 2006 by SANDRA K. DOTTS, GRANTEE.



Barbara M. Kimball
Notary Public for Oregon
My Commission Expires: 4-29-2010

EXHIBIT A

Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet, more or less, to the point of beginning.

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the W 1/16th corner on the North line of said Section 7; thence North 72° 41' 45" East 61.36 feet to a 5/8 inch iron rod; thence North 75° 00' 00" East 100.00 feet to a 5/8 inch iron rod; thence South 16° 26' 41" East 18.00 feet to a 5/8 inch iron rod; thence South 80° 28' 58" West 162.51 feet to the point of beginning.

A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 84.50 feet to a 5/8 inch iron rod; thence North 84° 55' 00" East 232.00 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence South 03° 43' 50" West 132.68 feet to a 5/8 inch iron rod; thence North 79° 16' 33" West 398.33 feet to a 5/8 inch iron rod on the Southeasterly right of way of Crystol Creek Lane; thence along said right of way following an unspecified curve to the left, the long chord of which bears North 39° 24' 18" East 35.27 feet to a 5/8 inch iron rod; thence North 63° 34' 34" East 139.69 feet to a 5/8 inch iron rod; thence North 16° 28' 49" West 83.22 feet to a 5/8 inch iron rod; thence North 16° 25' 50" West 17.86 feet to a 5/8 inch iron rod; thence South 75° 00' 00" West 100.00 feet to a 5/8 inch iron rod; thence South 72° 41' 45" West 61.36 feet to the point of beginning.

EXHIBIT B

PARCEL 1: A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

PARCEL 2: A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 00° 00' 00" East 224.50 feet to a 5/8 inch iron rod; thence South 88° 24' 00" East 460.40 feet to the Northwest corner of TAX LOT 200 – Map 28-12-07BA and the true point of beginning of the following described parcel; thence North 88° 24' 00" West 229.22 feet to a 5/8 inch iron rod; thence South 00° 00' 00" West 112.99 feet to a 5/8 inch iron rod; thence South 61° 31' 00" East 173.00 feet to a 5/8 inch iron rod; thence South 37° 15' 00" East 72.00 feet to a 5/8 inch iron rod; thence South 11° 04' 10" East 50.11 feet to a 5/8 inch iron rod; thence North 04° 37' 00" East 296.55 feet to the true point of beginning.

PARCEL 3: A tract of land located in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East 157.17 feet; thence North 6° 36' 18" East 115.81 feet; thence North 18° 22' 58" East 90.89 feet; thence North 64° 06' 44" West 195.17 feet to the point of beginning.

**APPLICATION AND CERTIFICATION
EXEMPTING A MANUFACTURED STRUCTURE FROM
OWNERSHIP DOCUMENT**

(For County Recorders Use)

After recording return to:
SANDRA K. DOTTS 47-89637
C/O TICOR TITLE
PO Box 404 - Coquille, OR 97423
Send all future tax bills to:
PO Box 404
COQUILLE, OR 97423

AFTER RECORDING
RETURN TO
Ticor Title Insurance
131 N 3rd - Box 1075
Coos Bay, OR 97420-0233

Check appropriate box: New home Existing home - X Plate Number (if applicable) _____

LEGAL DESCRIPTION OF MANUFACTURED STRUCTURE

1981 YEAR	KOZY MAKE	SF3760AB HUD number	8611956113 VEHICLE IDENTIFICATION NUMBER (VIN)	WIDTH	LENGTH
236631 Home ID	8449.04 County ID Number	8449.06 8449.07 County ID Number	94108 Situs Address	CRYSTOL CREEK LANE COQUILLE, OR 97423	

Legal description per ORS 93.600 or reference number of previously recorded deed: (attach additional sheets if needed)
Map and Tax Lot Number: 94108 CRYSTOL CREEK LANE
T/AS 9.04 # 8449.06 # 8449.07 # 175209
*SEE ATTACHED

PRINTED NAME OF OWNER(S) SANDRA K. DOTTS
PRINTED NAME OF OWNER(S) (For additional owners, attach a second sheet) _____
MAILING ADDRESS (If different than situs address) PO Box 404 COQUILLE, OR 97423
SECURITY INTEREST HOLDER NAME AND ADDRESS (If no security interest holder, write "none". Attach additional sheet if needed) _____

ACKNOWLEDGMENT

Barbara M. Kimball 3-20-2007
County Assessor/Tax Collector or Escrow Officer Barbara M. Kimball Date

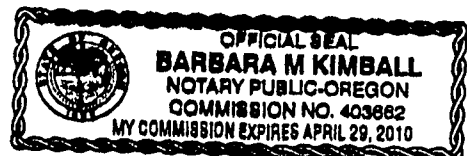
CERTIFICATION

I certify that in accordance with ORS 446.626:

- The same person owns the manufactured structure and the real property as described above on which the manufactured structure is or will be situated OR
- The owner of the manufactured structure holds a recorded leasehold estate of 20 or more years of the land;
- The manufactured structure is or will be affixed to the real property and subject to taxation by the county in which it is located as an improvement to the real property;
- Each person with a security interest in the manufactured structure and each person with a security interest in the real property approves the exemption from ownership document; and
- This certification is being submitted for recording to the county clerk for the county in which the real property is located. A copy of said recorded document is being provided to the County Assessor in addition to the DCBS Manufactured Structure Notice of Sale Form 440-2952.

X SIGNATURE OF OWNER Sandra K. Dotte
X SIGNATURE OF OWNER _____

State of Oregon, County of COOS
The foregoing instrument was acknowledged before me this 20 day of MARCH, 2007 by SANDRA K. DOTTS
Signature of Notary Public Barbara M. Kimball
My commission expires: 4-29-2010



NOTARY

Revised 9.1.05

LEGAL DESCRIPTION

PARCEL 1: A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE ¼ of the NW ¼; thence South 4° 27' West 300.0 feet to a 5/8 inch brass rod; thence South 85° 33' East 125.0 feet to a 5/8 inch brass rod; thence North 4° 27' East 300.0 feet to a 5/8 inch brass rod; thence North 85° 33' West 125.0 feet to the point of beginning.

A parcel of land situated in the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said NE ¼ of the NW ¼ of Section 7; thence South 45° 03' West 15.0 feet to the center of the roadway from State Highway No. 42 to the City of Coquille Water Treatment Plant; thence down the center of said road along a 128.0 foot radius curve to the right, the long chord of which bears South 14° 12' East 130.9 feet; thence South 77° 27' East 15.0 feet to a 5/8 inch iron rod; thence South 79° 21' East 397.9 feet to a 5/8 inch iron rod; thence North 4° 27' East 430.6 feet to a 5/8 inch iron rod; thence North 88° 42' West 460.4 feet; thence South 224.5 feet to the point of beginning.

SAVING AND EXCEPTING THEREFROM: Beginning at a point which is 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon; thence North 80° 37' East 162.82 feet to an iron rod post; thence South 16° 15' East 82.87 feet to an iron rod post; thence Southwesterly along a private roadway 120 feet, more or less, to the East boundary of the road to the City of Coquille Water Treatment Plant; thence Northwesterly along said East boundary 120 feet, more or less, to the point of beginning.

SAVING AND EXCEPTING THEREFROM: A portion of the NE ¼ of the NW ¼ of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron rod which bears 533.20 feet South and 78.56 feet East of the West 1/16th corner on the North line of said Section 7; thence North 72° 41' 45" East 61.36 feet to a 5/8 inch iron rod; thence North 75° 00' 00" East 100.00 feet to a 5/8 inch iron rod; thence South 16° 26' 41" East 18.00 feet to a 5/8 inch iron rod; thence South 80° 28' 58" West 162.51 feet to the point of beginning.

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360619028936

Remit Payment To:

Ticor Title Company of Oregon
10151 SE Sunnyside Rd. Suite 300
Clackamas, OR 97015
Phone: (541)269-5127 Fax: (541)269-7583

INVOICE

Due upon receipt

Tony Hostetter
63538 Pintale Drive
Coos Bay, OR 97420

Order Number: 360619028936

Invoice Date: 10/16/2019
Invoice Number: 360619028936-1
Operation: 02743.470028

Buyer/Borrower(s): ATR Services Inc
Title Officer: John Beaver

Sales Rep: TT Coos House

Property Description (1):
56822 Myrtle Terrace Road, Coquille, OR 97423

Bill Code	Description	Amount
OER	OAE	250.00
Invoice total amount due:		\$250.00

**Thank you for the opportunity to serve you.
Please return a copy of this invoice with your payment**



300 W Anderson
(541)269-5127

OWNERSHIP AND ENCUMBRANCES REPORT WITH GENERAL INDEX LIENS
Informational Report of Ownership and Monetary and Non-Monetary Encumbrances

To ("Customer"): Tony Hostetter
63538 Pintale Drive
Coos Bay, OR 97420

Customer Ref.: _____
Order No.: 360619028936
Effective Date: October 11, 2019 at 08:00 AM
Charge: \$250.00

The information contained in this report is furnished by Ticor Title Company of Oregon (the "Company") as a real property information service based on the records and indices maintained by the Company for the county identified below. THIS IS NOT TITLE INSURANCE OR A PRELIMINARY TITLE REPORT FOR, OR COMMITMENT FOR, TITLE INSURANCE. No examination has been made of the title to the herein described property, other than as specifically set forth herein. Liability for any loss arising from errors and/or omissions is limited to the lesser of the charge or the actual loss, and the Company will have no greater liability by reason of this report. THIS REPORT IS SUBJECT TO THE LIMITATIONS OF LIABILITY STATED BELOW, WHICH LIMITATIONS OF LIABILITY ARE A PART OF THIS REPORT.

THIS REPORT INCLUDES MONETARY AND NON-MONETARY ENCUMBRANCES.

Part One - Ownership and Property Description

Owner. The apparent vested owner of property ("the Property") as of the Effective Date is:

ATR Services, Inc., an Oregon corporation

Premises. The Property is:

(a) Street Address:

56822 Myrtle Terrace Road, Coquille, OR 97423

(b) Legal Description:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Part Two - Encumbrances

Encumbrances. As of the Effective Date, the Property appears subject to the following monetary and non-monetary encumbrances of record, not necessarily listed in order of priority, including liens specific to the subject property and general index liens (liens that are not property specific but affect any real property of the named person in the same county):

EXCEPTIONS

1. Unpaid Property Taxes are as follows:

Fiscal Year: 2019-2020
Amount: \$1,541.42, plus interest, if any
Levy Code: 802
Account No.: 844900
Map No.: 28-12-07BA 100

Prior to close of escrow, please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

2. Rights of the public to any portion of the Land lying within the area commonly known as streets, roads, alleys and highways.

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Recording Date: August 21, 1963
Recording No: Book 303, Page 228

4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Recording Date: November 30, 1965
Recording No: 65-11-3745

5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of Coquille
Recording Date: May 4, 1993
Recording No: 93-05-0064

6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Rink Creek Water District
Recording Date: February 9, 1999
Recording No: 1999-1666

7. A deed of trust to secure an indebtedness in the amount shown below,

Amount: \$250,724.62
Dated: April 20, 2018
Trustor/Grantor: ATR Services, Inc., an Oregon corporation
Trustee: Cascade Title Co.
Beneficiary: McDougal Bros., Inc
Recording Date: June 20, 2018
Recording No.: 2018-5729

Ticor Title Company of Oregon
Order No. 360619028936

8. The Company will require the following documents for review prior to the issuance of any title insurance predicated upon a conveyance or encumbrance by the corporation named below:

Name of Corporation: ATR Services, Inc.

- a) A Copy of the corporation By-laws and Articles of Incorporation
- b) An original or certified copy of a resolution authorizing the transaction contemplated herein
- c) If the Articles and/or By-laws require approval by a 'parent' organization, a copy of the Articles and By-laws of the parent
- d) A current dated certificate of good standing from the proper governmental authority of the state in which the entity was created

The Company reserves the right to add additional items or make further requirements after review of the requested documentation.

End of Reported Information

There will be additional charges for additional information or copies. For questions or additional requests, contact:

John Beaver
541-269-5127
john.beaver@ticortitle.com
Ticor Title Company of Oregon
300 W Anderson
Coos Bay, OR 97420

EXHIBIT "A"
Legal Description

The Northeast quarter of the Northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, EXCEPTING THEREFROM the following described parcels:

Parcel I:

Beginning at the Southwest corner of said Northeast quarter of the Northwest quarter of Section 7, thence North 00° 11 1/2' West along the 1/16th Section line 602.5 feet to a 5/8 inch iron rod; thence continuing North 00° 11 1/2' West an additional 15.63 feet to a point in the center of the roadway from State Highway No. 42 to the City of Coquille water treatment plant; thence Northeasterly along the center of said roadway to a point North 73° 27' West 15 feet from a 5/8 inch iron rod; thence South 73° 27' East 15 feet to said rod; thence South 79° 21' East 397.90 feet to a 5/8 inch iron rod; thence South 30° 31' East 679.1 feet to a 5/8 inch iron rod; thence along the 1/16th Section line South 88° 23' West 170 feet to the point of beginning.

Parcel II:

Beginning at a 5/8 inch iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said Northeast quarter of the Northwest quarter of Section 7; thence South 45° 03' West 15 feet to the center of the roadway from State Highway NO. 42 to the City of Coquille water treatment plant; thence down the center of said road along a 128.0 foot radius curve to the right, the long chord of which bears South 14° 12' East 130.9 feet; thence South 77° 27' East 15 feet to a 5/8 inch iron rod; thence South 79° 21' East 397.9 feet to a 5/8 inch iron rod; thence North 4° 27' East 430.6 feet to a 5/8 inch iron rod; thence North 88° 42' West 460.4 feet; thence South 224.5 feet to the point of beginning.

Parcel III:

Beginning at a point on the West line of the Northeast quarter of the Northwest quarter of Section 7, which point is 686.9 feet South and 1320 feet East of the Northwest corner of the aforesaid Section; thence North 71° 01' East, (the West line of the Northeast quarter of the Northwest quarter of said Section 7 being due North) 113.1 feet; thence on a 110 foot radius curve to the left, the long chord of which bears North 19° 19' West a distance measured along the curve of 308.5 feet; thence North 89° 40' West 71.3 feet, more or less, to the aforesaid West line of the Northeast quarter of the Northwest quarter of Section 7; thence South along said Section 7; 250.7 feet, more or less to the place of beginning.

Parcel IV:

Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said Northeast quarter of the Northwest quarter of Section 7; thence South 4° 27' West 300 feet to a 5/8 inch brass rod; thence South 85° 33' East 125 feet to a 5/8 inch brass rod; thence North 4° 27' East 300 feet to a 5/8 inch brass rod; thence North 85° 33' West 125 feet to the point of beginning.

Parcel V:

Beginning at the Southwest corner of said Northeast quarter of the Northwest quarter of said section 7; thence North 00° 11 1/2' West along the 1/16th Section line 602.5 feet to a 5/8 inch iron rod; thence continuing North 00° 11 1/2' West an additional 15.63 feet to a point in the center of the roadway from State Highway No. 42 to the City of Coquille water treatment plant; thence Northeasterly along the center of said roadway to a point North 73° 27' West 15 feet to a 5/8 inch iron rod; thence South 73° 27' East 15 feet to said rod; thence South 79° 21' East 397.90 feet to a 5/8 inch iron rod, which point is the Northeast corner of a parcel conveyed under contract of sale dated September 1, 1962 between James K. Kay, et ux and A. O. Montgomery, et ux, and to the true point of beginning of this parcel; thence continuing South 79° 21' East 125 feet; thence South 250 feet; thence West 290 feet, more or less, to a point which is South 30° 31' West from the true point of beginning; thence North 30° 31' East to the true point of beginning.

Parcel VI:

A tract of land located in the Northeast quarter of the Northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, and more particularly described as follows: Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said Northeast quarter of the Northwest quarter; thence South 4° 27' West a distance of 300.72 feet to a 5/8 inch brass rod; thence North 85° 08' East a distance of 157.17 feet; thence North 6° 36' 18" East a distance of 115.81 feet; thence

EXHIBIT "A"
Legal Description

North 18° 22' 58" East a distance of 90.89 feet; thence North 64° 06' 44" West a distance of 195.17 feet to the point of beginning.

LIMITATIONS OF LIABILITY

"CUSTOMER" REFERS TO THE RECIPIENT OF THIS REPORT.

CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES THAT IT IS EXTREMELY DIFFICULT, IF NOT IMPOSSIBLE, TO DETERMINE THE EXTENT OF LOSS WHICH COULD ARISE FROM ERRORS OR OMISSIONS IN, OR THE COMPANY'S NEGLIGENCE IN PRODUCING, THE REQUESTED REPORT, HEREIN "THE REPORT." CUSTOMER RECOGNIZES THAT THE FEE CHARGED IS NOMINAL IN RELATION TO THE POTENTIAL LIABILITY WHICH COULD ARISE FROM SUCH ERRORS OR OMISSIONS OR NEGLIGENCE. THEREFORE, CUSTOMER UNDERSTANDS THAT THE COMPANY IS NOT WILLING TO PROCEED IN THE PREPARATION AND ISSUANCE OF THE REPORT UNLESS THE COMPANY'S LIABILITY IS STRICTLY LIMITED. CUSTOMER AGREES WITH THE PROPRIETY OF SUCH LIMITATION AND AGREES TO BE BOUND BY ITS TERMS

THE LIMITATIONS ARE AS FOLLOWS AND THE LIMITATIONS WILL SURVIVE THE CONTRACT:

ONLY MATTERS IDENTIFIED IN THIS REPORT AS THE SUBJECT OF THE REPORT ARE WITHIN ITS SCOPE. ALL OTHER MATTERS ARE OUTSIDE THE SCOPE OF THE REPORT.

CUSTOMER AGREES, AS PART OF THE CONSIDERATION FOR THE ISSUANCE OF THE REPORT AND TO THE FULLEST EXTENT PERMITTED BY LAW, TO LIMIT THE LIABILITY OF THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS FOR ANY AND ALL CLAIMS, LIABILITIES, CAUSES OF ACTION, LOSSES, COSTS, DAMAGES AND EXPENSES OF ANY NATURE WHATSOEVER, INCLUDING ATTORNEY'S FEES, HOWEVER ALLEGED OR ARISING, INCLUDING BUT NOT LIMITED TO THOSE ARISING FROM BREACH OF CONTRACT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF WARRANTY, EQUITY, THE COMMON LAW, STATUTE OR ANY OTHER THEORY OF RECOVERY, OR FROM ANY PERSON'S USE, MISUSE, OR INABILITY TO USE THE REPORT OR ANY OF THE MATERIALS CONTAINED THEREIN OR PRODUCED, **SO THAT THE TOTAL AGGREGATE LIABILITY OF THE COMPANY AND ITS AGENTS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS SHALL NOT IN ANY EVENT EXCEED THE COMPANY'S TOTAL FEE FOR THE REPORT.**

CUSTOMER AGREES THAT THE FOREGOING LIMITATION ON LIABILITY IS A TERM MATERIAL TO THE PRICE THE CUSTOMER IS PAYING, WHICH PRICE IS LOWER THAN WOULD OTHERWISE BE OFFERED TO THE CUSTOMER WITHOUT SAID TERM. CUSTOMER RECOGNIZES THAT THE COMPANY WOULD NOT ISSUE THE REPORT BUT FOR THIS CUSTOMER AGREEMENT, AS PART OF THE CONSIDERATION GIVEN FOR THE REPORT, TO THE FOREGOING LIMITATION OF LIABILITY AND THAT ANY SUCH LIABILITY IS CONDITIONED AND PREDICATED UPON THE FULL AND TIMELY PAYMENT OF THE COMPANY'S INVOICE FOR THE REPORT.

THE REPORT IS LIMITED IN SCOPE AND IS NOT AN ABSTRACT OF TITLE, TITLE OPINION, PRELIMINARY TITLE REPORT, TITLE REPORT, COMMITMENT TO ISSUE TITLE INSURANCE, OR A TITLE POLICY, AND SHOULD NOT BE RELIED UPON AS SUCH. THE REPORT DOES NOT PROVIDE OR OFFER ANY TITLE INSURANCE, LIABILITY COVERAGE OR ERRORS AND OMISSIONS COVERAGE. THE REPORT IS NOT TO BE RELIED UPON AS A REPRESENTATION OF THE STATUS OF TITLE TO THE PROPERTY. THE COMPANY MAKES NO REPRESENTATIONS AS TO THE REPORT'S ACCURACY, DISCLAIMS ANY WARRANTY AS TO THE REPORT, ASSUMES NO DUTIES TO CUSTOMER, DOES NOT INTEND FOR CUSTOMER TO RELY ON THE REPORT, AND ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE ON THE REPORT OR OTHERWISE.

IF CUSTOMER (A) HAS OR WILL HAVE AN INSURABLE INTEREST IN THE SUBJECT REAL PROPERTY, (B) DOES NOT WISH TO LIMIT LIABILITY AS STATED HEREIN AND (C) DESIRES THAT ADDITIONAL LIABILITY BE ASSUMED BY THE COMPANY, THEN CUSTOMER MAY REQUEST AND PURCHASE A POLICY OF TITLE INSURANCE, A BINDER, OR A COMMITMENT TO ISSUE A POLICY OF TITLE INSURANCE. NO ASSURANCE IS GIVEN AS TO THE INSURABILITY OF THE TITLE OR STATUS OF TITLE. CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES IT HAS AN INDEPENDENT DUTY TO ENSURE AND/OR RESEARCH THE ACCURACY OF ANY INFORMATION OBTAINED FROM THE COMPANY OR ANY PRODUCT OR SERVICE PURCHASED.

NO THIRD PARTY IS PERMITTED TO USE OR RELY UPON THE INFORMATION SET FORTH IN THE REPORT, AND NO LIABILITY TO ANY THIRD PARTY IS UNDERTAKEN BY THE COMPANY.

CUSTOMER AGREES THAT, TO THE FULLEST EXTENT PERMITTED BY LAW, IN NO EVENT WILL THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS, AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES AND SUBCONTRACTORS BE LIABLE FOR CONSEQUENTIAL, INCIDENTAL, INDIRECT, PUNITIVE, EXEMPLARY, OR SPECIAL DAMAGES, OR LOSS OF PROFITS, REVENUE, INCOME, SAVINGS, DATA, BUSINESS, OPPORTUNITY, OR GOODWILL, PAIN AND SUFFERING, EMOTIONAL DISTRESS, NON-OPERATION OR INCREASED EXPENSE OF OPERATION, BUSINESS INTERRUPTION OR DELAY, COST OF CAPITAL, OR COST OF REPLACEMENT PRODUCTS OR SERVICES, REGARDLESS OF WHETHER SUCH LIABILITY IS BASED ON BREACH OF CONTRACT, TORT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, STRICT LIABILITY, BREACH OF WARRANTIES, FAILURE OF ESSENTIAL PURPOSE, OR OTHERWISE AND WHETHER CAUSED BY NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF CONTRACT, BREACH OF WARRANTY, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE OR ANY OTHER CAUSE WHATSOEVER, AND EVEN IF THE COMPANY HAS BEEN ADVISED OF THE LIKELIHOOD OF SUCH DAMAGES OR KNEW OR SHOULD HAVE KNOWN OF THE POSSIBILITY FOR SUCH DAMAGES.

END OF THE LIMITATIONS OF LIABILITY

KNOW ALL MEN BY THESE PRESENTS, That **ROLAND L. WEEKLY and DOROTHY WEEKLY**, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by **MARK W. FLEMING and JUANITA M. FLEMING**, husband and wife,

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of **COOS** and State of Oregon, described as follows, to-wit:

The NE 1/4 of the NW 1/4 of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, EXCEPTING THEREFROM the following described parcels:

PARCEL I. Beginning at the Southwest corner of said NE 1/4 of the NW 1/4 of Section 7; thence North 00° 11 1/2' West along the 1/16 section line 602.5 feet to a 5/8 inch iron rod; thence continuing North 00° 11 1/2' West an additional 15.63 feet to a point in the center of the roadway from State Highway #42 to the City of Coquille water treatment plant; thence Northeasterly along the center of said roadway to a point North 73° 27' West 15 feet from a 5/8 inch iron rod; thence South 73° 27' East 15 feet to said rod; thence South 79° 21' East 397.90 feet to a 5/8 inch iron rod; thence South 30° 31' East 679.1 feet to a 5/8 inch iron rod; thence along the 1/16 section line South 88° 23' West 170 feet to the point of beginning.

PARCEL II. Beginning at a 5/8 inch iron rod which is 533.20 feet South and (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) (OVER)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

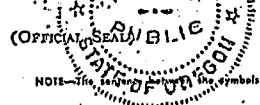
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 24,000.00

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 21st day of June, 1973

Roland L. Weekly
Dorothy C. Weekly

STATE OF OREGON, County of **COOS**, ss. June 21, 1973
Personally appeared the above named **ROLAND L. WEEKLY and DOROTHY C. WEEKLY**, husband and wife,

and acknowledged this foregoing instrument to be their voluntary act and deed.



Before me: *D.C. McIlwain*
Notary Public for Oregon
My commission expires 5-31-75

NOTE: If the symbols (S) or (D) are not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

ROLAND L. WEEKLY et ux

TO
MARK W. FLEMING et ux

AFTER RECORDING RETURN TO

STATE OF OREGON

County of **COOS**, ss.
I certify that the within instrument was received for record on the day of **June**, 19 **73**, at **5** o'clock **P.**M., and recorded in book **100** on page **100** of a file number **100**, Record of Deeds of said County.
Witness my hand and seal of County affixed.

DON'T USE THIS SPACE RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.

By *[Signature]* Title
Deputy

80 4 5672

78.56 feet East of the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7; thence South 45° 03' West 15 feet to the center of the roadway from State Highway #42 to the City of Coquille water treatment plant; thence down the center of said road along a 128.0 foot radius curve to the right the long chord of which bears South 14° 12' East 130.9 feet; thence South 77° 27' East 15 feet to a 5/8 inch iron rod; thence South 76° 21' East 397.9 feet to a 5/8 inch iron rod; thence North 4° 27' East 430.6 feet to a 5/8 inch iron rod; thence North 88° 42' West 460.4 feet; thence South 224.5 feet to the point of beginning.

PARCEL III. Beginning at a point on the West line of the NE 1/4 of the NW 1/4 of Section 7, which point is 686.9 feet South and 1320 feet East of the Northwest corner of the aforesaid section; thence North 71° 01' East, (the West line of the NE 1/4 of the NW 1/4 of said Section 7 being due North) 113.1 feet; thence on a 110 foot radius curve to the left, the long chord of which bears North 19° 19' West a distance measured along the curve of 308.5 feet; thence North 89° 40' West 71.3 feet, more or less, to the aforesaid West line of the NE 1/4 of the NW 1/4 of Section 7; thence South along said Section 7, 250.7 feet, more or less, to the place of beginning.

PARCEL IV. Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said NE 1/4 of the NW 1/4 of Section 7; thence South 4° 27' West 300 feet to a 5/8 inch brass rod; thence South 85° 33' East 125 feet to a 5/8 inch brass rod; thence North 4° 27' East 300 feet to a 5/8 inch brass rod; thence North 85° 33' West 125 feet to the point of beginning.

PARCEL V. Beginning at the Southwest corner of said NE 1/4 of the NW 1/4 of said Section 7; thence North 00° 11 1/2' West along the 1/16 section line 602.5 feet to a 5/8 inch iron rod; thence continuing North 00° 11 1/2' West an additional 15.63 feet to a point in the center of the roadway from State Highway #42 to the City of Coquille water treatment plant; thence Northeasterly along the center of said roadway to a point North 73° 27' West 15 feet to a 5/8 inch iron rod; thence South 73° 27' East 15 feet to said rod; thence South 79° 21' East 397.90 feet to a 5/8 inch iron rod, which point is the Northeast corner of a parcel conveyed under contract of sale dated September 1, 1962 between James K. Kay et ux, and A. O. Montgomery et ux; and to the true point of beginning of this parcel; thence continuing South 79° 21' East 125 feet; thence South 250 feet; thence West 290 feet, more or less to a point which is South 30° 31' West from the true point of beginning; thence North 30° 31' East to the true point of beginning.

SUBJECT TO: Easement, including the terms and provisions thereof, together with a 30 foot easement and right of way for roadway purposes along the North line of Parcel I of the excepted property, recorded in Book 303, Page 228, November 30, 1965, County Clerk's Microfilm Reel No. 65-11-3745, Records of Coos County, Oregon.

WILLAMETTE VALLEY TITLE
284 Central 64693
Coos Bay, Oregon 97420

20-A-5671-776
SEP 23 3 31 PM '80
State of Oregon
County of Coos
I hereby certify that the within instrument was filed for record in the Coos County Deed Records.
WITNESS, my hand and seal of County affixed:
MARY ANN WILSON
Coos County Clerk
By *[Signature]* deputy
Return to *[Signature]*
Fee: 7.00

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

Pay Online Now with Credit Card or Check

15-Oct-2019

ATR SERVICES INC
 PO BOX 876
 VENETA, OR 97487-0876

Tax Account #	844900	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0802
Situs Address	56822 MYRTLE TERRACE RD COQUILLE, OR 97423	Interest To	Oct 15, 2019

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2019	ADVALOREM	\$1,495.18	\$1,541.42	\$0.00	\$46.24	\$1,541.42	Nov 15, 2019
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,492.99	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,477.44	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,440.15	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,394.17	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,378.04	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$765.09	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$745.59	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$725.57	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$704.56	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$688.23	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$707.91	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$640.70	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$622.77	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$621.44	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$594.61	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$567.87	Nov 15, 2003
Total		\$1,495.18	\$1,541.42	\$0.00	\$46.24	\$16,108.55	

TAX NOTATION...

NOTATION CODE	DATE ADDED	DESCRIPTION
SPLIT CODE	4-Jun-2014	AFFIDAVIT #20303 - #844990 COMBINED INTO #844900 RURAL FIRE/FIRE PATROL SPLIT CODE CONSOLIDATION

COOS County Assessor's Summary Report
Real Property Assessment Report
 FOR ASSESSMENT YEAR 2019

October 15, 2019 3:02:46 pm

Account # 844900
 Map # 28S1207BA00100
 Code - Tax # 0802-844900
 Legal Descr See Record
 Mailing Name ATR SERVICES INC
 Agent
 In Care Of
 Mailing Address PO BOX 876
 VENETA, OR 97487-0876
 Prop Class 409 MA SA NH Unit
 RMV Class 401 05 22 RRL 15059-1

Tax Status ASSESSABLE
 Acct Status ACTIVE
 Subtype NORMAL

Deed Reference # 2018-5728
 Sales Date/Price 06-18-2018 / \$250,000.00
 Appraiser

Situs Address(s)	Situs City
ID# 20 56822 MYRTLE TERRACE RD	COQUILLE

Code Area	RMV	MAV	Value Summary			RMV Exception	CPR %
			AV	SAV	MSAV		
0802 Land	153,160					0	
Impr.	1,530					0	
Code Area Total	154,690	137,360	137,360	0	0	0	
Grand Total	154,690	137,360	137,360	0	0	0	

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown			Land Class	LUC	Trended RMV
						TD%	LS	Size			
0802	30		<input checked="" type="checkbox"/>	RR-2	Market	111	A	1.00	MHS	003	33,000
0802	20		<input type="checkbox"/>	RR-2	Market	111	A	22.37	MV	003	101,900
0802	40		<input checked="" type="checkbox"/>	RR-2	Market	111	A	4.00	MV	003	18,260
Grand Total											153,160

Code Area	ID#	Yr Built	Stat Class	Description	Improvement Breakdown		Total Sq. Ft.	Ex% MS Acct #	Trended RMV
					TD%				
0802	1	0	308	MACHINE SHED	111		586		1,530
Grand Total									1,530

Code Area	Type	Exemptions/Special Assessments/Potential Liability								
NOTATION(S):										
■ FIRE PATROL ADDED 2014 AFFIDAVIT #20303 - #844990 COMBINED INTO #844900 RURAL FIRE/FIRE PATROL SPLIT CODE CONSOLIDATION										
0802										
FIRE PATROL:										
■ FIRE PATROL SURCHARGE		Amount	47.50					Year	2019	
■ FIRE PATROL TIMBER		Amount	42.46	Acres	26.37			Year	2019	

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

9-Oct-2019

ATR SERVICES INC
 PO BOX 876
 VENETA, OR 97487-0876

Tax Account #	844900	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0802
Situs Address	56822 MYRTLE TERRACE RD COQUILLE, OR 97423	Interest To	Oct 15, 2019

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2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$567.87	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$14,567.13	

TAX NOTATION...

NOTATION CODE	DATE ADDED	DESCRIPTION
SPLIT CODE	4-Jun-2014	AFFIDAVIT #20303 - #844990 COMBINED INTO #844900 RURAL FIRE/FIRE PATROL SPLIT CODE CONSOLIDATION

COOS County Assessor's Summary Report
Real Property Assessment Report
 FOR ASSESSMENT YEAR 2019
 NOT OFFICIAL VALUE

October 9, 2019 4:00:31 pm

Account # 844900
 Map # 28S1207BA00100
 Code - Tax # 0802-844900
 Legal Descr See Record
 Mailing Name ATR SERVICES INC
 Agent
 In Care Of
 Mailing Address PO BOX 876
 VENETA, OR 97487-0876
 Prop Class 409 MA SA NH Unit
 RMV Class 401 05 22 RRL 15059-1

Tax Status ASSESSABLE
 Acct Status ACTIVE
 Subtype NORMAL
 Deed Reference # 2018-5728
 Sales Date/Price 06-18-2018 / \$250,000.00
 Appraiser

Situs Address(s)	Situs City
ID# 20 56822 MYRTLE TERRACE RD	COQUILLE

Code Area	RMV	MAV	Value Summary			RMV Exception	CPR %
			AV	SAV	MSAV		
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Impr.	1,530					Impr.	0
Code Area Total	154,690	137,360	137,360	0	0		0
Grand Total	154,690	137,360	137,360	0	0		0

Code Area	ID#	RFPD	Ex	Plan Zone	Value Source	Land Breakdown			Land Class	LUC	Trended RMV
						TD%	LS	Size			
0802	30	<input checked="" type="checkbox"/>		RR-2	Market	111	A	1.00	MHS	003	33,000
0802	20	<input type="checkbox"/>		RR-2	Market	111	A	22.37	MV	003	101,900
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Code Area	Yr	Stat	Class	Description	Improvement Breakdown			Trended RMV
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0802						
FIRE PATROL:						
■ FIRE PATROL SURCHARGE		Amount	47.50		Year	2019
■ FIRE PATROL TIMBER		Amount	42.46	Acres	26.37	Year 2019

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

10/9/2019 4:01:06 PM

Account # 844900
Map 28S1207-BA-00100
Owner ATR SERVICES INC
PO BOX 876
VENETA, OR 97487-0876

Name		Ownership	Own
Type	Name	Type	Pct
OWNER	ATR SERVICES INC	OWNER	
OWNER	ATR SERVICES INC		

49074

EASEMENT AGREEMENT

THIS AGREEMENT, Made and entered into this 28th day of May, 1963, by and between WAYNE J. JACOBSEN and DAISY JACOBSEN, Husband and Wife, hereinafter referred to and designated as "Jacobsens"; JAMES E. KAY and D. ELAINE KAY, Husband and Wife, hereinafter referred to and designated as "Kays"; and A. O. MONTGOMERY and SADIE MONTGOMERY, Husband and Wife, hereinafter referred to and designated as "Montgomerys"; and CLARENCE E. PENSE and ALICE M. PENSE, Husband and Wife, hereinafter referred to and designated as Penses;

W I T N E S S E T H:

THAT WHEREAS, Kays have purchased from Russell W. Wilson and Dolores J. Wilson, husband and wife, the following described premises situate in Coos County, State of Oregon, bounded and described as follows, to-wit:

The Northeast quarter (NE 1/4) of the Northwest quarter (NW 1/4) of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon.

AND WHEREAS, Jacobsens own premises abutting said property described in the preceding paragraph, and

WHEREAS, Kays have sold portions of the above described premises by Land Sales Contracts to Montgomerys and Penses, and are going to deed a portion of said premises to Jacobsens, and

WHEREAS, the road and right-of-way now and heretofore in existence from Highway 42 to the above-described premises and being the road used for access and egress to Kays premises and the premises sold on contract to Montgomerys and Penses crosses the premises of Jacobsens abutting the above-described premises and whereas heretofore certain easement documents have been recorded concerning said roadway, said easements appearing in Deeds Records of Coos County in Volume 213 at Page 556 and in Volume 213 at Page 561, and the parties wish to clarify and make more definite and certain the terms and provisions of said instruments, now,

therefore, it is understood and agreed as follows:

1. It is understood and agreed, and Jacobsens do hereby grant unto Kays, Penses, and Montgomerys, their heirs and assigns, a right-of-way and easement over the property of Jacobsens abutting the premises hereinabove described, said right-of-way being from Highway 42 to the premises of the said parties and being that right-of-way described in Deeds Records of Coos County in Volume 213 at Page 561, said right-of-way and easement to be for residential access and egress purposes only and to cover one residential use for each of Kays, ~~Raxxax~~, and Montgomerys, and two residential uses for Penses.

2. Kays shall convey by Warranty Deed containing the usual covenants a portion of said premises, the receipt of which Deed is hereby acknowledged by Jacobsens, and Jacobsens shall convey to Kays by Deed a certain portion of Jacobsens premises and Kays hereby acknowledge receipt of such conveyance.

IN WITNESS WHEREOF, the parties have hereunto set their hands in quadruplicate, the day and year first hereinabove written.

Wayne J. Jacobsen
Wayne J. Jacobsen

Daisy Jacobsen
Daisy Jacobsen

James E. Kay
James E. Kay

D. Elaine Kay
D. Elaine Kay

A. O. Montgomery
A. O. Montgomery

Sadie Montgomery
Sadie Montgomery

Clarence E. Pense
Clarence E. Pense

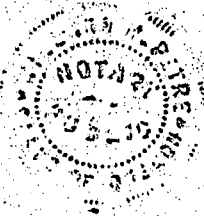
Alice M. Pense
Alice M. Pense

STATE OF OREGON,)
County of Coos.) SS.

On this 26th day of July, 1963, before me, the undersigned,

A Notary Public in and for said County and State, personally appeared the within named WAYNE J. JACOBSEN and DAISY JACOBSEN, Husband and Wife, JAMES E. KAY and D. ELAINE KAY, Husband and Wife, A. O. MONTGOMERY and SADIE MONTGOMERY, Husband and Wife, CLARENCE E. PENSE and ALICE M. PENSE, Husband and Wife, who are known to me to be the identical individuals described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



Willard H. Petso
Notary Public for Oregon
My Commission expires December 14, 1964

RECORDED AUG 21 1963 AT 9:56 pm
MURIEL PAULSEN, COUNTY CLERK

93 05 0064

Mail tax statements
to: No Change

After recording,
return to: City of Coquille
99 E. 2nd Street
Coquille, OR 97423

RECORDING# 93050064
I, Mary Ann Wilson,
Coos County Clerk, certify
the within instrument
was filed for record at



Consideration: None

10:23 ON 05/04/1993
By M. BRIGHT Deputy

pages 4 Fee \$ 28.00

EASEMENT

MARK W. FLEMING and JUANITA M. FLEMING, husband and wife, grantor, hereby grants and conveys unto the CITY OF COQUILLE, OREGON, a Municipal Corporation of the State of Oregon, grantee, the perpetual right to enter upon and install, construct, maintain, repair, rebuild, replace, use, operate and control a raw waterline, with necessary appurtenances, all to be on, over and across the property described on the attached Exhibit "A" (2 pages).

TO HAVE AND TO HOLD the above easement unto the City of Coquille, its successors and assigns forever, and for such purposes; the City of Coquille, its officers, agents, employees and contractors shall have a right of ingress and egress upon, over and across said real property for such purposes, provided, however, that grantor, his successors and assigns, shall have the use of said premises for all purposes at all times so long as the same does not interfere with the proper function, use and operation of the City of Coquille and its service equipment; and the City of Coquille shall restore the premises to original condition after the construction, maintenance or repair has been completed.

Grantor covenants that he is lawfully seized in fee simple to the above described real property and that the same is free and clear of all liens and encumbrances.

This easement shall be binding upon the grantor, his successors and assigns, and shall inure to the benefit of the City of Coquille, its successors and assigns.

EASEMENT - 1

133

93 05 0064

DATED this 14th day of December, 1992.

Mark W. Fleming
MARK W. FLEMING

Juanita M. Fleming
JUANITA M. FLEMING

STATE OF OREGON }
County of CLATSOP } SS.

DATED: Dec. 14, 1992

Personally appeared the above named individuals and acknowledged the foregoing instrument to be their voluntary act and deed. BEFORE ME:



Marlene D. Reynvaan
Notary Public for Oregon
My Commission Expires: 4-21-94

EASEMENT - 2

134

93 05 0064

RINK CREEK RAW WATERLINE EASEMENT NO. 1

An easement for installation, maintenance and replacement purposes of a raw waterline with necessary appurtenances over a strip of land 30 feet in width, that portion of which affects that certain parcel of land owned by Mark and Juanita Fleming as described in Document No. 80-4-5671, records of Coos County, located in the northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, the centerline of said 30-foot strip of land being more particularly described as follows:

Beginning at the northwest corner of said Section 7, marked by a brass cap monument, which bears South 88° 38' 41" West 2629.70 feet from the north quarter corner of said Section 7; marked by a brass cap monument, this line being the basis of bearing;

Thence South 76° 22' 01" East 1349.16 feet to the northeast corner of the parcel of land owned by the City of Coquille for the Water Treatment Plant, marked by a 1/2-inch iron pipe;

Thence South 00° 08' 35" West 102.00 feet along the easterly line of said Water Treatment Plant parcel to the TRUE POINT OF BEGINNING;

Thence South 87° 10' 00" East 1,040.00 feet, all as specified on the attached map.

ZINK CREEK RAW WATERLINE EASEMENT NO. 1
LOCATED N. NW 1/4 OF SECTION 7, T. 28 S., R. 12 W., W.M., COOS CO., OR.

93 05 0064

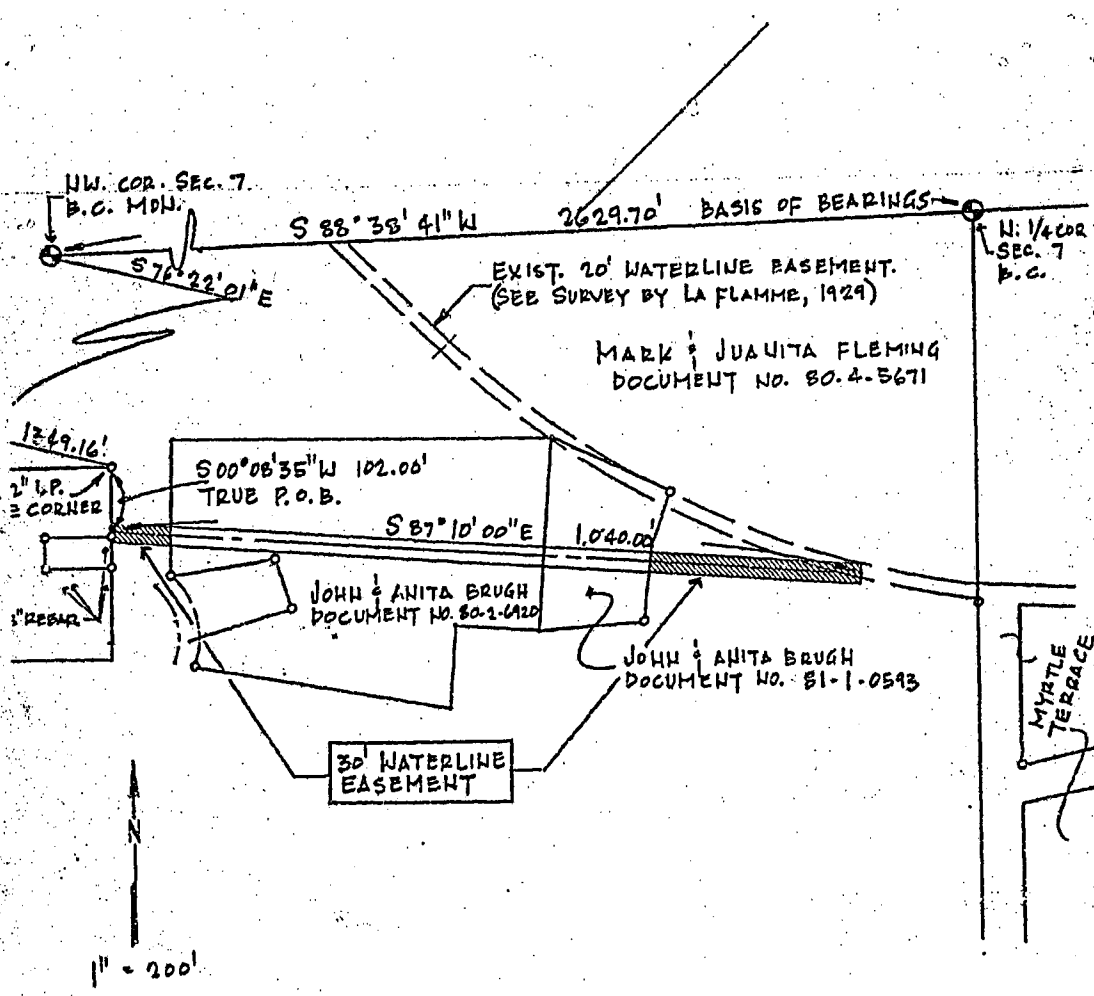


EXHIBIT "A" - Page 2

136

65-11-3745

E A S E M E N T

THIS INDENTURE, made this 30th day of October, 1966,
by and between JAMES E. KAY and D. ELAINE KAY, husband and wife,
and DEAN Y. WEEKLY and SHIRLEY F. WEEKLY, husband and wife,
hereinafter referred to as "grantors", and RICHARD H. SAWDAY and
NELL F. SAWDAY, husband and wife, hereinafter referred to as
"grantees"; and

WHEREAS, E. W. Hughes and Mabel S. Hughes, husband and
wife, have heretofore granted and conveyed unto the grantees
certain real property lying North and East of the hereinafter
described road right-of-way, and the said grantees are without
lawful access thereto; and

WHEREAS, a road right-of-way is in existence and in
use on the real property of grantors that is particularly
described in that certain deed dated May 15, 1965 from Wayne J.
Jacobsen and Daisy Jacobsen, husband and wife, as grantors therein,
to James E. Kay and D. Elaine Kay, as grantees therein, and which
deed is recorded in volume 317 at page 316, Deed Records of Coos
County, Oregon;

NOW, THEREFORE, the premises considered and in consid-
eration of One Dollar (\$1.00) paid unto the grantors by grantees,
the receipt of which is hereby acknowledged, and other valuable
consideration not herein mentioned, the grantors do hereby grant
and convey unto the grantees, the right of ingress and egress
over and upon that certain road right-of-way situate on grantors'
said parcel of real property, and which road right-of-way is
more fully described in volume 213 at page 561, Deed Records of
Coos County, Oregon. By grantees' acceptance of this Easement,
they covenant and agree that such Easement shall be used for
purposes of ingress and egress to their said parcel of real
property for residential purposes and that they, the grantees,

65-11- 3746

shall share in the maintenance of said roadway according to their pro-rata use thereof; it being understood that the grant of easement herein contained is a non-exclusive grant of easement to be exercised in common with other users.

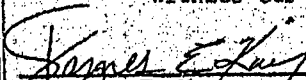
This easement is not in gross and shall run with and attach to the following described parcel of real property owned by grantees that is situate in the County of Coos, State of Oregon, bounded and described as follows, to-wit:

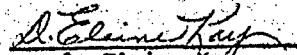
Beginning at the Northwest corner of the City of Coquille Water Treatment Plant site in Section 7, Township 28 South, Range 12, West of the Willamette Meridian, which is described in Book 212, Pages 651 and 654 of the Coos County Deed Records and running thence North $4^{\circ} 00'$ West 245.0 feet; thence North $77^{\circ} 30'$ East 50.0 feet; thence North $15^{\circ} 15'$ East 82.0 feet; thence South $84^{\circ} 00'$ East 84.0 feet; thence South $78^{\circ} 30'$ East 134.0 feet; thence South $84^{\circ} 30'$ East 103 feet, more or less, to the City of Coquille pipeline; thence Southerly along said pipeline to a point on the North boundary of the Water Treatment Plant site; thence along said boundary of the Water Plant Site North $89^{\circ} 28'$ West 395 feet, more or less, to the point of beginning, containing 2.95 acres, more or less.

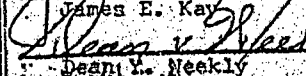
ALSO: Beginning at the Northeast corner of the City of Coquille Water Treatment Plant Site in Section 7, Township 28 South, Range 12, West of the Willamette Meridian, which is described in Book 212, Pages 651 and 654 of the Coos County Deed Records and running thence along the North boundary of said parcel North $89^{\circ} 28'$ West 400 feet, more or less, to the City of Coquille pipeline; thence along said pipeline Northerly 385 feet, more or less, to the center of a creek; thence along said creek in an easterly direction 450 feet, more or less, to a point on the East boundary of the Northwest quarter (NW-1/4) of the Northwest quarter (NW-1/4) of Section 7; thence along the one-sixteenth Section line South $1^{\circ} 38'$ West 330 feet, more or less, to the point of beginning, containing 3.4 acres, more or less.

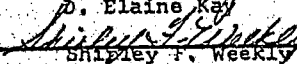
TO HAVE AND TO HOLD, the above-described and granted easement under the above-described conditions unto the said grantees, their heirs and assigns forever.

WITNESS our hands and seals this 30th day of October, 1965.


James E. Kay (SEAL)


P. Elaine Kay (SEAL)


Dean E. Neekly (SEAL)

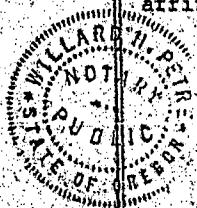

Shirley R. Weekly (SEAL)

65-11-3747

STATE OF OREGON)
) ss.
COUNTY OF CURRY)

On this 30th day of October, 1965, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within-named JAMES E. KAY and D. ELAINE KAY, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

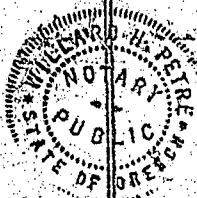


Willard H. Peters
Notary Public for Oregon
My Commission expires: Dec 14, 1968

STATE OF OREGON)
) ss.
COUNTY OF COOS)

On this 2nd day of November, 1965, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within-named DEAN Y. WEEKLY and SHIRLEY Y. WEEKLY, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



Willard H. Peters
Notary Public for Oregon
My Commission expires: Dec 14, 1968

Easement - 3 (end)

RECORDED NOV 30 1965 AT 11:25
FAY F. CRABTREE, COUNTY CLERK *Jan*

WATER PIPELINE EASEMENT

Mark Fleming and Juanita Fleming, husband and wife, as "Grantor", for consideration received, do hereby grant, convey and sell to Rink Creek Water District, an Oregon municipal corporation "Grantee", a permanent, exclusive water pipeline easement for installation, maintenance and replacement purposes of a public waterline, over real property owned by grantor as described on Exhibit A. This grant includes a temporary construction easement as set forth on Exhibit A.

This easement, along with others to be obtained by grantee, forms an integral part of grantee's overall water supply system.

This agreement is binding on and shall inure to the benefit of the parties, their heirs and assignees.

A map indicating the location of the easement is attached as Exhibit B.

IN WITNESS WHEREOF, grantors have set their hands this 3 day of February, 1999.

Mark Fleming
Juanita M Fleming

STATE OF OREGON)
County of Cook) ss.

February 3, 1999

Personally appeared Mark Fleming and Juanita Fleming and acknowledged the foregoing instrument to be their voluntary act and deed.



April F. Hensley
Notary Public for Oregon

Send Tax Statements to:
No Change

After Recording return to:
Rink Creek Water District
PO Box 65
Coquille, OR 97423

EXHIBIT A

EASEMENT NO. 18 - WATERLINE

An easement for installation, maintenance and replacement purposes of a public waterline and necessary appurtenances over a strip of land 20 feet in width, that portion of which affects a parcel of land owned by the Mark and Juanita Fleming as described in Microfilm Record No. 80-45671, Records of Coos County, located in the northeast quarter of the northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, the centerline of said strip of land being more particularly described as follows:

Beginning at the southeast corner of a parcel of land owned by John Brugh, as described in Microfilm Record No. 96-11-0903, Records of Coos County, marked by 5/8" rebar which bears South 79° 21' East 398.28 feet from the southwest corner of said parcel owned by Brugh, marked by an Iron pipe, this line being the BASIS OF BEARINGS;

Thence North 04° 27' 00" East 4.20 feet along the easterly line of said parcel owned by Brugh to the TRUE POINT OF BEGINNING;

Thence South 55° 10' 56" East 51.24 feet;

Thence South 74° 30' 35" East 83.42 feet;

Thence North 86° 24' 05" East 120.71 feet;

Thence North 87° 28' 47" East 129.76 feet;

Thence South 87° 14' 28" East 77.24 feet;

Thence South 65° 16' 32" East 109.72 feet;

Thence North 65° 23' 53" East 108.33 feet;

Thence South 73° 36' 22" East 135.70 feet;

Thence North 62° 13' 06" East 22.06 feet, more or less to the westerly right-of-way line of East P Street per Myrtle Terrace Subdivision, all as specified on the attached map. With the sidelines of said strip of land being lengthened or shortened to terminate on the westerly and easterly lines of said parcel.

5505.02\descripleaseno18.doc

EXH A-1

02/09/1999 01:41 REC FEE: \$28.00
COOS COUNTY, OR, TERRI TURI - COUNTY CLERK

PAGE #: 0003 OF 0004
INST#: 1999 1666

TOGETHER WITH: A temporary easement for construction purposes over a strip of land 40 feet in width, the centerline of which is the centerline of the hereinabove described strip of land.

Said temporary easement will terminate on December 31, 2000.

(Bearings based on Coos County Survey #29a52)

5505.02\descrip\easeno18.coc

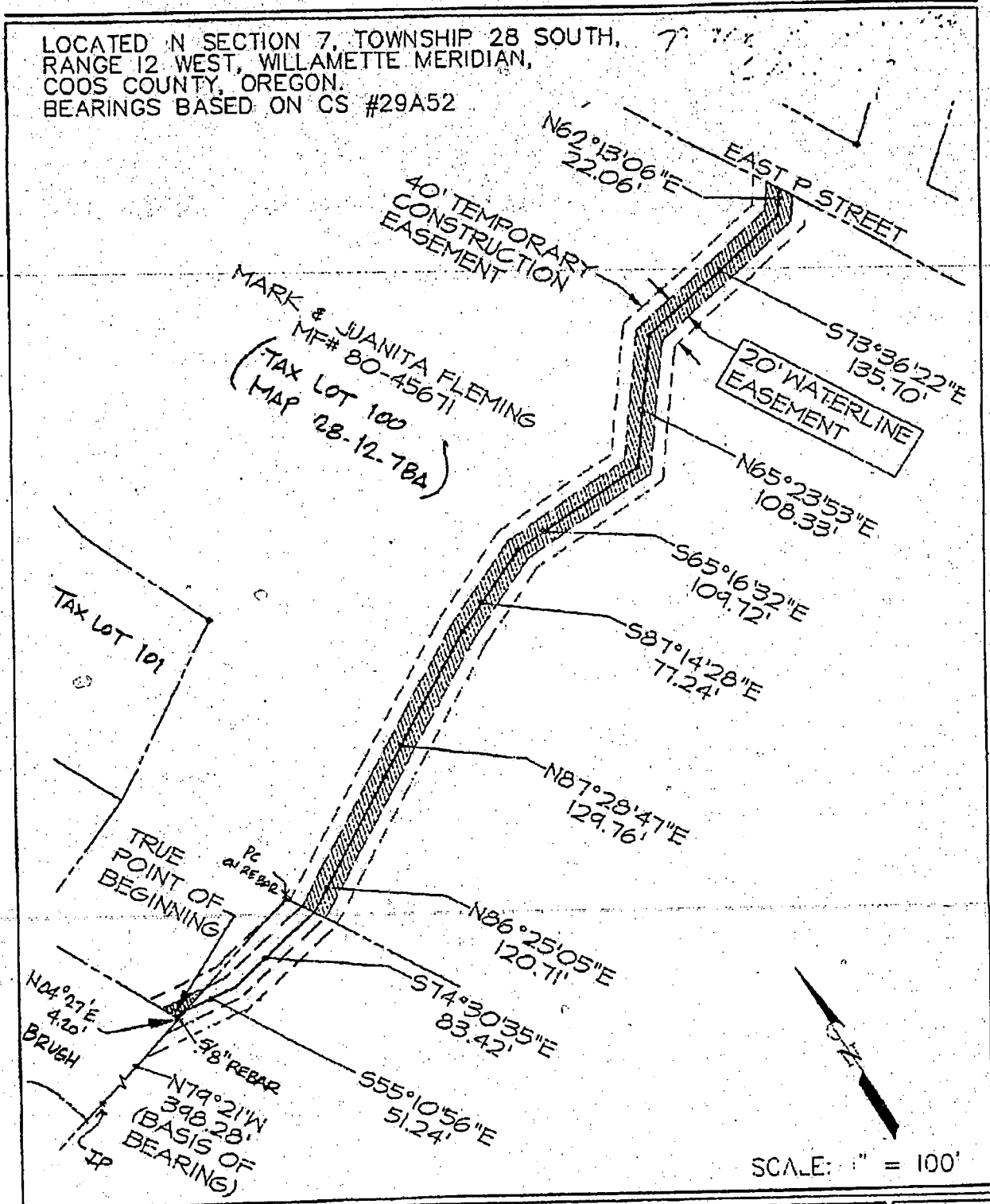
EXH A-2

1999 1666 0003 0000 0000

LOCATED IN SECTION 7, TOWNSHIP 28 SOUTH,
 RANGE 12 WEST, WILLAMETTE MERIDIAN,
 COOS COUNTY, OREGON.
 BEARINGS BASED ON CS #29A52

PAGE #: 0004 OF 0004
 INST#: 1999 1666

02/09/1999 01:41 REC FEE: \$28.00
 COOS COUNTY, OR, TERRI TURI - COUNTY CLERK



THE DYER PARTNERSHIP ENGINEERS & PLANNERS, INC.
 P.O. BOX 1198
 375 MARK AVE.
 COOS BAY, OREGON 97420
 TEL: (503) 260-1173
 FAX: (503) 260-2041

**RINK CREEK WATER DISTRICT
 WATER SYSTEM IMPROVEMENTS
 EASEMENT NO. 18**

DES	OWN	CHK	DWS NO. ESMATS
MWE	SJS	MWE	
DATE NOV. 1998			
PROJECT 5505.03			

EXH B

After recording return to
and mail tax statements to:

MCDUGAL BROS., INC.
P O BOX 518
CRESWELL, OREGON 97426

AmeriTitle WAS REQUESTED TO
RECORD THIS INSTRUMENT AS
AN ACCOMMODATION. IT HAS NOT
BEEN EXAMINED FOR SUFFICIENCY
OR ITS EFFECT UPON THE TITLE.

TRUST DEED

PARTIES: **ATR Services, Inc.** , Grantor
Cascade Title Co. , Trustee
McDougal Bros., Inc., , Beneficiary

Grantor conveys to Trustee, in trust, the real property described below, which is not currently used for agricultural, timber or grazing purposes:

See attached Exhibit A

This Trust Deed shall secure payment and performance of a Promissory Note dated June 4, 2018, and other agreements. The principal amount of the Promissory Note is \$250,724.62 which, together with accrued interest, is due on sale of land and timber.

Grantor warrants and covenants that Grantor owns the property free and clear of encumbrances except easements, conditions, and restrictions of record.

Grantor shall pay the Promissory Note in accordance with its agreement with Beneficiary and shall pay when due all taxes, assessments, and other charges that may be levied against the property. Grantor shall keep any buildings now on the premises or which may hereafter be placed thereon insured against loss or damage by fire, with extended coverage, for their full insurable value with Beneficiary listed as a named insured or loss payee. Grantor shall keep improvements on the premises in good repair and will not commit or suffer any waste thereof or of the premises.

Time is of the essence hereof. Default by Grantor of any of Grantor's obligations in the Promissory Note or other loan agreements with Beneficiary, or this Trust Deed will entitle Beneficiary to declare the full unpaid balance of the promissory note,

together with any other sums secured by this Trust Deed, immediately due and payable, in which case failure of the Grantor to pay the full amount declared to be due within ten (10) days from the date of such declaration shall be a material breach of this Trust Deed.

Should Grantor default, Beneficiary, in addition to any other legal or equitable remedies, may deliver to its Trustee a written notice of default and election to sell the property. Upon such delivery, the Beneficiary shall deposit with the Trustee this Trust Deed and all promissory notes and documents evidencing expenditures secured hereby, whereupon the Trustee shall fix the time and place of sale and give notice thereof as then required by law.

If legal expenses are incurred in a trustee's sale of the property, the Trustee and Beneficiary shall be entitled to recover such expenses. If litigation arises from this document, the prevailing party shall be entitled to recover attorneys' fees at all levels of litigation.

Date: June 14, 2018

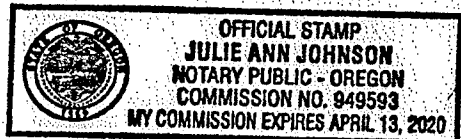
GRANTOR:

ATR SERVICES, INC.

By: [Signature]
GREGORY M. DEMERS, President

STATE OF OREGON)
)ss.
County of Lane)

The foregoing instrument was acknowledged before me this 14 day of June, 2018, by GREGORY M. DEMERS, President of ATR SERVICES, INC. as his voluntary act and deed.



[Signature]
Notary Public for Oregon
My Commission Expires: 4-13-2020

EXHIBIT "A"
LEGAL DESCRIPTION

The Northeast quarter of the Northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, EXCEPTING THEREFROM the following described parcels:

PARCEL I:

Beginning at the Southwest corner of said Northeast quarter of the Northwest quarter of Section 7; thence North $00^{\circ} 11 \frac{1}{2}'$ West along the 1/16th Section line 602.5 feet to a 5/8 inch iron rod; thence continuing North $00^{\circ} 11 \frac{1}{2}'$ West an additional 15.63 feet to a point in the center of the roadway from State Highway No. 42 to the City of Coquille water treatment plant; thence Northeasterly along the center of said roadway to a point North $73^{\circ} 27'$ West 15 feet from a 5/8 inch iron rod; thence South $73^{\circ} 27'$ East 15 feet to said rod; thence South $79^{\circ} 21'$ East 397.90 feet to a 5/8 inch iron rod; thence South $30^{\circ} 31'$ East 679.1 feet to a 5/8 inch iron rod; thence along the 1/16th Section line South $88^{\circ} 23'$ West 170 feet to the point of beginning.

PARCEL II:

Beginning at a 5/8 inch iron rod which is 533.20 feet South and 78.56 feet East of the Northwest corner of said Northeast quarter of the Northwest quarter of Section 7; thence South $45^{\circ} 03'$ West 15 feet to the center of the roadway from State Highway No. 42 to the City of Coquille water treatment plant; thence down the center of said road along a 128.0 foot radius curve to the right, the long chord of which bears South $14^{\circ} 12'$ East 130.9 feet; thence South $77^{\circ} 27'$ East 15 feet to a 5/8 inch iron rod; thence South $79^{\circ} 21'$ East 397.9 feet to a 5/8 inch iron rod; thence North $4^{\circ} 27'$ East 430.6 feet to a 5/8 inch iron rod; thence North $88^{\circ} 42'$ West 460.4 feet; thence South 224.5 feet to the point of beginning.

PARCEL III:

Beginning at a point on the West line of the Northeast quarter of the Northwest quarter of Section 7, which point is 686.9 feet South and 1320 feet East of the Northwest corner of the aforesaid Section; thence North $71^{\circ} 01'$ East, (the West line of the Northeast quarter of the Northwest quarter of said Section 7 being due North) 113.1 feet; thence on a 110 foot radius curve to the left, the long chord of which bears North $19^{\circ} 19'$ West a distance measured along the curve of 308.5 feet; thence North $89^{\circ} 40'$ West 71.3 feet, more or less, to the aforesaid West line of the Northeast quarter of the Northwest quarter of Section 7; thence South along said Section 7, 250.7 feet, more or less, to the place of beginning.

PARCEL IV:

Beginning at a 5/8 inch brass rod 319.12 feet South and 538.94 feet East from the Northwest corner of said Northeast quarter of the Northwest quarter of Section 7; thence South $4^{\circ} 27'$ West 300 feet to a 5/8 inch brass rod; thence South $85^{\circ} 33'$ East 125 feet to a 5/8 inch brass rod; thence North $4^{\circ} 27'$ East 300 feet to a 5/8 inch brass rod; thence North $85^{\circ} 33'$ West 125 feet to the point of beginning.

PARCEL V:

Beginning at the Southwest corner of said Northeast quarter of the Northwest quarter of said Section 7; thence North $00^{\circ} 11 \frac{1}{2}'$ West along the 1/16th Section line 602.5 feet to a 5/8 inch iron rod; thence continuing North $00^{\circ} 11 \frac{1}{2}'$ West an additional 15.63 feet to a point in the center of the roadway from State Highway No. 42 to the City of Coquille water treatment plant; thence Northeasterly along the center of said roadway to a point North $73^{\circ} 27'$ West 15 feet to a 5/8 inch iron rod; thence South $73^{\circ} 27'$ East 15 feet to said rod; thence South $79^{\circ} 21'$ East 397.90 feet to a 5/8 inch iron rod, which point is the Northeast corner of a parcel conveyed under contract of sale dated September 1, 1962 between James K. Kay, et ux, and A. O. Montgomery, et ux, and to the true point of beginning of this parcel; thence continuing South $79^{\circ} 21'$ East 125 feet; thence South 250 feet; thence West 290 feet, more or less, to a point which is South $30^{\circ} 31'$ West from the true point of beginning; thence North $30^{\circ} 31'$ East to the true point of beginning.

PARCEL VI:

A tract of land located in the Northeast quarter of the Northwest quarter of Section 7, Township 28 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, and more particularly described as follows:
Beginning at a 5/8 inch brass rod 328.82 feet South and 663.56 feet East from the Northwest corner of said Northeast quarter of the Northwest quarter; thence South $4^{\circ} 27'$ West a distance of 300.72 feet to a 5/8 inch brass rod; thence North $85^{\circ} 08'$ East a distance of 157.17 feet; thence North $6^{\circ} 36' 18''$ East a distance of 115.81 feet; thence North $18^{\circ} 22' 58''$ East a distance of 90.89 feet; thence North $64^{\circ} 06' 44''$ West a distance of 195.17 feet to the point of beginning.

FOR INFORMATIONAL PURPOSES ONLY, THE FOLLOWING IS INCLUDED:

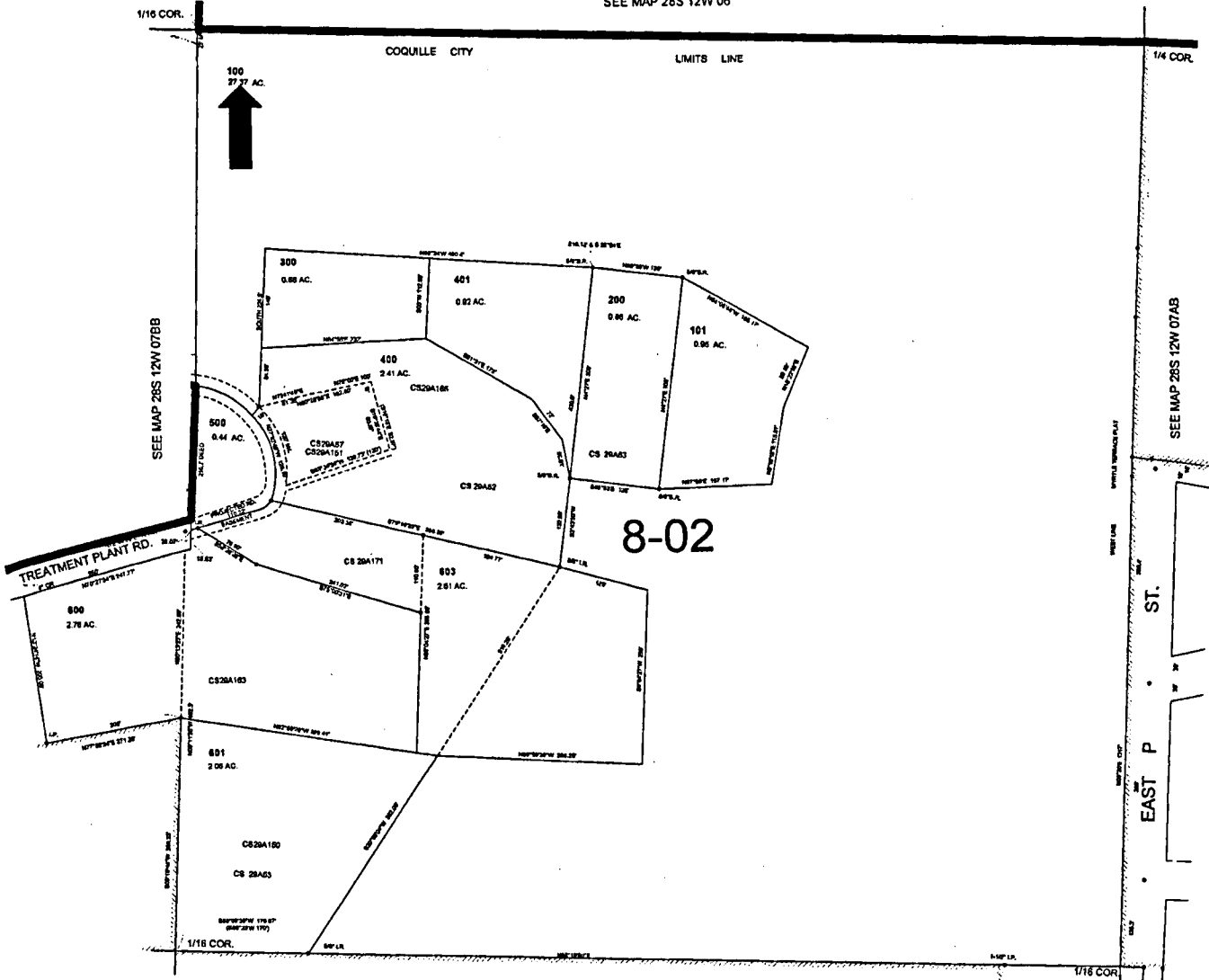
28-12W-07BA-00100



This map/plat is being furnished as an aid in locating the herein described Land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, distances, locations of easements, acreage or other matters shown thereon.

1 - 100
SEE MAP 28S 12W 06

301
602
604
302
303
605



THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSE ONLY

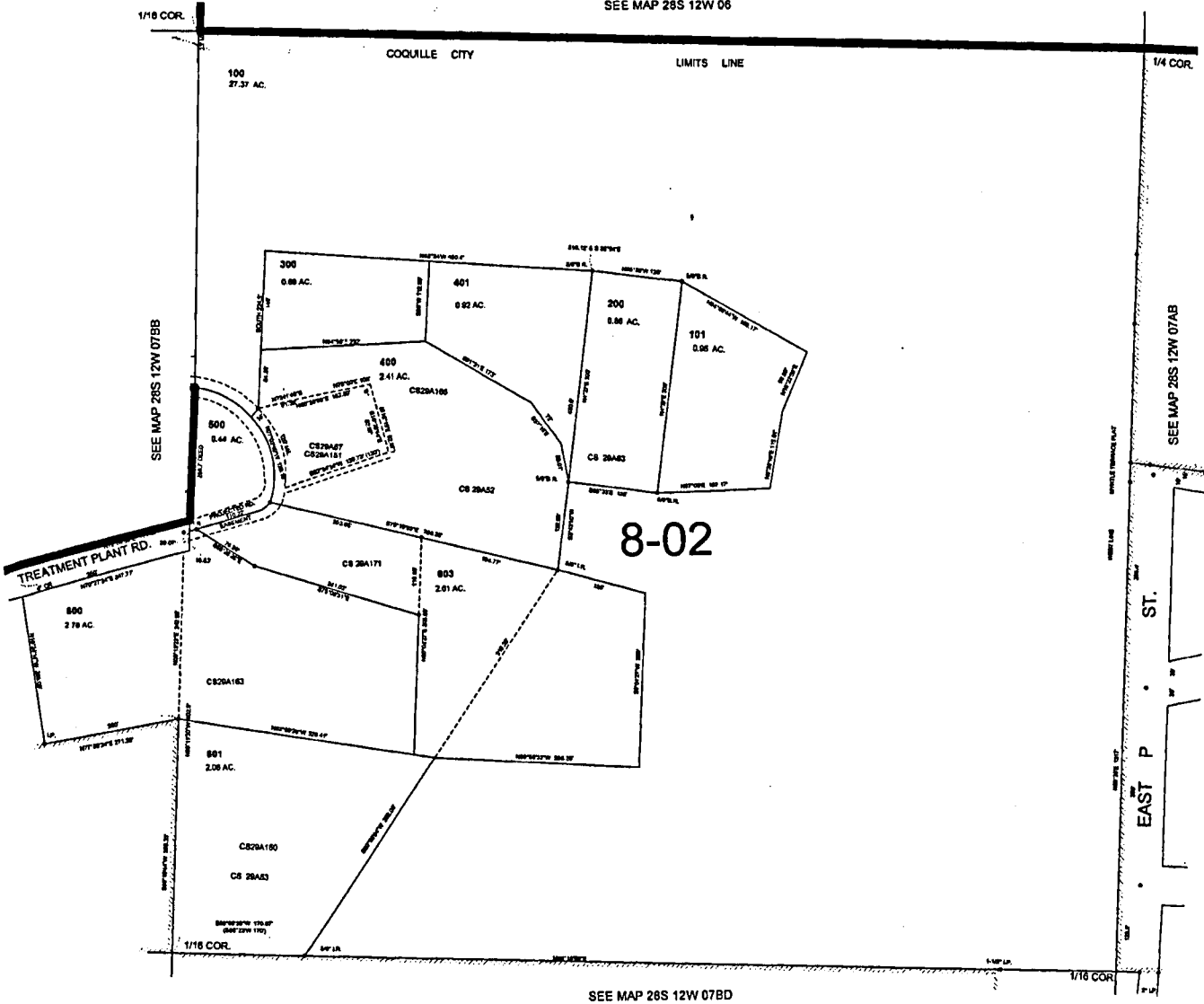
NE1/4 NW1/4 SEC.7 T28S R12W W.M.
COOS COUNTY

28S 12W 07BA

1" = 100'
SEE MAP 28S 12W 06

CANCELLED NO.

- 301
- 602
- 604
- 302
- 303
- 605



SEE MAP 28S 12W 07BD

2-3-2010
28S 12W 07BA