

THIS INDENTURE OF LEASE, Made in duplicate at Klamath Falls - Ore.
 on this 10th day of March, 1972

by and between June F. Himes

hereinafter known and referred to as the lessor, (whether singular or plural) and

Ralph & Robert Wampler, hereinafter known
 and referred to as the lessee, (whether singular or plural);

WITNESSETH: That in consideration of the covenants, agreements and stipulations herein contained
 on the part of said lessee to be paid, kept and faithfully performed by said lessee, the said lessor does hereby

lease, demise and let unto said lessee the premises known as Port Section 24 & 13
Town Ship 34 - Range 6 E. W. M. - In the vicinity of
Cherry Creek
County Klamath, State of Oregon
 in the City of

TO HAVE AND TO HOLD said premises hereby leased for a period of 6 months

from the 1st day of May, 1972, to and including the 1st day of
November, 1972, said lessee paying and yielding as rental therefor, during
 said term, the full sum of Twelve hundred Dollars.

Total 1200⁰⁰ Dollars,

lawful money of the United States, to be paid as follows: May 1 - 1972 \$600⁰⁰
Oct. 1 - 1972 600⁰⁰

Plus. The Lessee agrees to maintain all fences
 & cor ralls on Said Property at his
 expense -

That said lessee will make no unlawful, improper or offensive use of the premises; that at the expiration of the
 said term or upon any sooner termination of this lease, said lessee will quit and deliver up the premises, and all
 future erections or additions to or upon the same, to the said lessor, or those having their estate therein, peace-
 ably, quietly, in as good order and condition (reasonable use and wearing thereof, fire and other unavoidable
 casualties excepted) as the same now are or may be put in by the lessor or those having their estate in the prem-
 ises; that said lessee will not suffer nor commit any strip or waste thereof, nor make nor suffer to be made any
 alterations or additions to or upon the same, nor assign this lease, nor underlet, or permit any other person or
 persons to occupy the same, without the consent of the said lessor or those having their estate in the premises,
 being first obtained in writing, and also that it shall be lawful for the said lessor and those having their estate
 in the premises, at reasonable times, to enter into and upon the same, to examine the condition thereof.

MAR 21 1 57 PM 1972

PROVIDED always, and these presents are upon this condition, that if the said rent shall be in arrears for the space of....., or if the said lessee

representatives or assigns, shall neglect or fail to do or perform, and observe any or either of the covenants hereinbefore contained, which on said lessee's part are to be performed, then and in either of the said cases, the said lessor, or those having their estate in the said premises lawfully may, immediately or at any time thereafter, and while said neglect or default continues, and without further notice or demand, enter into and upon the said premises, or any part thereof, in the name of the whole and repossess the same, of their former estate, and expel the said lessee, and those claiming under said lessee, and remove.....effects (forcibly if necessary), without being taken or deemed guilty in any manner of trespass, and without prejudice to any remedies which might otherwise be used for arrears of rent, or preceding breach of covenants.

Any waiver of any breach of covenants herein contained to be kept and performed by the lessee shall not be deemed or considered as a continuing waiver, and shall not operate to bar or prevent the lessor from declaring a forfeiture for any succeeding breach, either of the same condition or covenant or otherwise.

Any holding over by the lessee after the expiration of the term of this lease, or any extension thereof, shall be as a tenancy from month to month and not otherwise.

In the event any suit or action is brought to collect any of said rents or to enforce any provision of this lease or to repossess said premises, lessee agrees to pay to the lessor such sum as the trial court may adjudge reasonable as attorney's fees to be allowed plaintiff in such suit or action and in the event any appeal is taken from any judgment or decree in such suit or action, the lessee agrees to pay such further sum as the appellate court shall adjudge reasonable as plaintiff's attorney's fees on such appeal.

IN WITNESS WHEREOF, the respective parties have executed this instrument the day and year first hereinabove written, in duplicate.

June F. Guinness
Robert M. Wampler

STATE OF OREGON, County of Klamath

March 27, 1972

Personally appeared the avoce named Robert M. Wampler and acknowledged the foregoing instrument to be his voluntary act and Lease.

Before me

Wm. D. Milne
Notary Public for Oregon - Comm. Ex 7-31-73

LEASE

(FORM No. 11)

FROM

June F. Guinness
1434 Canby St. N.E.

TO

Robert M. Wampler

PREMISES

Guinness Ranch
Cherry Creek

Date *May 1*, 1972

Expires *Nov 1*, 1972

STEVEN-HEER LAW PUB. CO., PORTLAND

STATE OF OREGON, }
County of Klamath } ss.

Filed for record XXXXXXXXXXXXX

on this 27th day of MARCH A. D. 19 72
at 1:57 o'clock P.M. and duly
recorded in Vol. M 72 of DEEDS
Page 3196

WM. D. MILNE, County Clerk

By *Wm. D. Milne*

Deputy.

STATE OF *Oregon*

County of *Klamath*

ss.

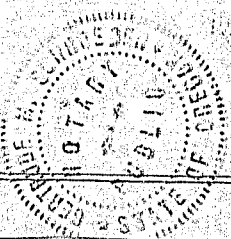
BE IT REMEMBERED, That on this *16th* day of *March*, 19 *72*
before me, the undersigned, a *Notary Public*
in and for said County and State, personally appeared the within named *June F. Guinness*

who *is* known
to me to be the identical individual..... described in and who executed the within instrument and acknowledged
to me that *she* executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and

official seal the day and year last above written.

Kathleen M. Schroeder
Notary Public for
My Commission expires *6/21/74*



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