

WARRANTY DEED.

KNOW ALL MEN BY THESE PRESENTS, That ESTHER CECILIA HUNT, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GILL BROTHERS FEED YARDS, a California partnership, 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 Klamath and State of Oregon, described as follows, to-wit:

An undivided one-half interest in and to:

TRACT A:

Beginning at a point opposite an iron pipe driven on the North bank of the drainage canal, from which said iron pipe the quarter corner common to Sections 5 and 8, Township 38 South, Range 8 East of the Willamette Meridian, bears South 17°34' East 1616.6 feet distant; thence running North 32°41' West to intersection with open water of Upper Klamath Lake, said intersection being marked by a 2" galvanized iron pipe 6 feet long driven into top of dike; thence along the shore of Upper Klamath Lake, North-easterly to the most Northerly point of the ridge known as "Skillet Handle"; thence Southeasterly along the shore of Upper Klamath Lake to the point where the West line of Lot 3 of Section 10, Township 38 South, Range 8 East of the Willamette Meridian, intersects said lake; thence South along said West line of said lot to the South-west corner of said Lot 3; thence West one-quarter mile; thence South one-quarter mile; thence West one-quarter mile to the South-east corner of the NE 1/4 of Section 9; thence North 42°15' West to an iron pipe, which point is North 49°30' East 2150 feet from a point which bears North 30°0' East 1100 feet from the quarter section corner between Sections 5 and 8; thence South 49°30' West 250 feet to bend in Canal at Upland; thence continuing South 49°30' West 1900 feet along center line of canal across marsh, to a point from which the quarter section corner between Sections 5 and 8 bears South 30°0' West 1100 feet; thence Northwesterly along said drainage canal to the point of beginning.

ALSO, the NE 1/4 of Section 10, Township 38 South, Range 8 East of the Willamette Meridian.

TRACT B:

PARCEL NO. 1:

Beginning at the Southwest corner of Lot 2 of Section 9, Township 38 South, Range 8 East of the Willamette Meridian; thence running North 634 feet, more or less, to the point of intersection of said line with the shore line of marsh; thence in a Northwesterly direction along shore line of marsh to the end of the existing drainage canal; thence along center line of said drainage canal to the intersection of said canal with main canal; from which said intersection of canals the quarter corner common to Sections 5 and 8, Township 38 South, Range 8 East of the Willamette Meridian, bears South 30° 0' West 1100 feet distant; thence running North 49° 30' East 1900 feet along center line of canal across marsh to bend in canal at Upland; thence continuing North 49° 30' East 250 feet from bank of canal to an iron pipe driven in the ground; thence running South 42° 15' East to the Southeast corner of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 9; thence running West three-quarters of a mile; thence North one-quarter mile to the point of beginning; being Lots 2, 8, 9, 10, NE $\frac{1}{4}$ SW $\frac{1}{4}$ and NW $\frac{1}{4}$ SE $\frac{1}{4}$, and a portion of Lot 1 and the NW $\frac{1}{4}$ NE $\frac{1}{4}$, SW $\frac{1}{4}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$ NE $\frac{1}{4}$, and NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 9; Lot 15 and portions of Lots 6, 7, and 8 of Section 4; and portions of NE $\frac{1}{4}$ SE $\frac{1}{4}$ and Lot 3 of Section 5; and Lot 12 of Section 8, Township 38 South, Range 8 East of the Willamette Meridian.

PARCEL NO. 2:

Beginning at the quarter section corner on the East line of Section 7, Township 38 South, Range 8 East of the Willamette Meridian; thence North 658 feet; thence West 2621 feet to a stone marked with a cross which stone is the place of beginning; thence South 24° West 100 feet; thence North 66° West 1000 feet; thence North 24° East 200 feet; thence South 66° East 1000 feet; thence South 24° West 100 feet to the place of beginning.

SUBJECT TO:

Reservations and restrictions of record; easements and rights of way of record and those apparent on the land.
Tax increase if removed from Farm Use Assessment.
Contracts and/or liens for irrigation and/or drainage.

Subject also to contract with California Oregon Power Company to regulate and control waters of Upper Klamath Lake.

Subject to right of governmental bodies in and to that portion of said premises which lies below the ordinary high water mark of the Upper Klamath Lake as shown by the meander line of U. S. Government Surveys.

Subject to mortgage and the terms and provisions thereof, dated April 12, 1956, recorded April 25, 1956, Mortgage Volume 170, at Page 254, given to secure the payment of \$100,000.00 with interest thereon, executed by Donald B. Hunt and Esther Cecilia Hunt to Travelers Insurance Company, which said mortgage the grantee assumes and expressly agrees to pay in the sum of approximately \$36,000.00.

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TO HAVE AND TO HOLD the same unto the said grantee and grantees' heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantees' heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as hereinabove set forth; 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 \$ 341,000.00, plus mortgage assumption of approximately \$18,000.00, and exchange of lands.

WITNESS grantor's hand this 12 day of June, 1972.

Esther Cecilia Hunt

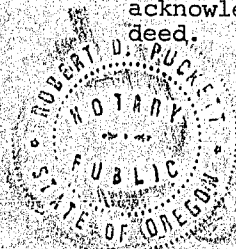
STATE OF OREGON,)
County of Klamath.) ss.

June 12, 1972,

Personally appeared the above named ESTHER CECILIA HUNT and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Robert A. Puckett
Notary Public for Oregon
My commission expires: 1/11/75



STATE OF OREGON,)
County of Klamath)
Filed for record at request of
ROBERT PUCKETT
on this 12th day of JUNE A.D. 19 72
at 2:16 o'clock P M, and duly
recorded in Vol. M 72 of DEEDS
Page 6267
Wm D. MILNE, County Clerk
By Kazil Kazil Deputy
Fee \$6.00