

Warranty Deed

This Indenture Witnesseth, That WASHBURN ENTERPRISES, INC., an Oregon corporation,

herein called "grantor," in consideration of TWO THOUSAND FIVE HUNDRED AND NO/100 Dollars to it paid, has bargained and sold and by these presents does grant, bargain, sell and convey to

OREGON WATER CORPORATION, a corporation,

herein called "grantee," its successors and assigns forever, the following-described premises, situated in Klamath County, State of Oregon:

A tract of land situated in Lot 43, ENTERPRISE TRACTS, being in the S1/2, Section 4, Township 39 S., R. 9 E.W.M., more particularly described as follows: Beginning at a 5/8 inch iron pin West 30.00 feet, North 00°04'45" East 40.00 feet and West 220.00 feet from the Southeast corner of said Section 4; thence West 50.00 feet; thence North 00°09'45" East 50.00 feet; thence E. 50 feet; thence South 50.00 feet to the point of beginning.

SUBJECT TO: (1) Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder. (2) Liens and assessments of Klamath Project and Klamath Irrigation District, in connection therewith. (3) Rules, regulations and assessments of South Suburban Sanitary District. (4) Easements and releases of damages, including the terms and provisions thereof, granted to The California Oregon Power Company, relative to raising and/or lowering the water of Lake Ewauna and Klamath River between the surface elevations of 4085.0 and 4086.50 as shown by the records of Klamath County, Oregon,

(THIS DEED IS GIVEN TO CORRECT AND REPLACE THAT CERTAIN DEED GIVEN BY GRANTOR TO GRANTEE UNDER DATE OF DECEMBER 20, 1972, and recorded January 4, 1973, in Vol. M-73, Page 142, Deed Records of Klamath County, Oregon.)

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.
TO HAVE AND TO HOLD said premises unto grantee, its successors and assigns forever. Said grantor does covenant to and with said grantee, its successors and assigns, that it is the owner of said premises, being lawfully seized in fee simple thereof; that said premises are free from all encumbrances, except as stated above; and that it and its successors and representatives will warrant and defend the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$2,500.00.

IN WITNESS WHEREOF, WASHBURN ENTERPRISES, INC., pursuant to a resolution of its board of directors, has caused these presents to be signed by its President and Secretary this 12th day of February, 1973.

WASHBURN ENTERPRISES, INC.
By William J. Turner President
By James L. Suter Secretary

H. F. SMITH
Attorney at Law
539 Main Street
Klamath Falls, Oregon

FEB 21 2 45 PM 1973

STATE OF OREGON }
County of KLAMATH } ss. _____, 19____

Personally appeared the above-named
know to me to be the identical person described as grantor in the within Deed, and
acknowledged the foregoing instrument to be _____ voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON
My commission expires _____

STATE OF OREGON }
County of KLAMATH } ss. February 12, 1973.

Personally appeared DORMAN A. TURNER and JEWELL HUSTON,
who, being first duly sworn, did say that they are the President and Secretary,
respectively,
of WASHBURN ENTERPRISES, INC., an Oregon corporation,
and that the foregoing Deed was signed in behalf of said corporation by authority of its
Board of Directors; and they acknowledged said Deed to be its voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON
My commission expires Sept. 23, 1974



Warranty Deed

From

To

Recording Data:

STATE OF OREGON, }
County of Klamath }
Filed for record at request of
Oregon Water Corp.
On this 21 day of February A.D. 1973
at 2:45 o'clock P. M. and de
clared in Vol. 173 of Deeds
pg# 1861
WED. MILLINE, County Clerk
By Cynthia [Signature] Deputy
Fee \$4.00

Return to:

Oregon Water Corp
P.O. Box 237
Klamath Falls, Oregon