

KNOW ALL MEN BY THESE PRESENTS, That GRANITE CHIEF CORPORATION, a corporation duly organized and existing under the laws of the State of California, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto IRA A. TERRY, a married man, as a separate property

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: As more particularly described in Exhibit A attached hereto;

SUBJECT To 1974-75 taxes; contracts and/or liens for irrigation and/or drainage; reservations and restrictions of record; easements and rights of way of record and those apparent upon the premises.

To a mortgage executed by Ivan Robert Doak and wife to the United States National Bank of Oregon, on January 7, 1966, and recorded in Volume M-66, Page 2108, Mortgage Records of Klamath County, Oregon, which mortgage grantee does not assume and agree to pay; and

SUBJECT Further to a mortgage executed by Granite Chief Corporation to Robert Doak and wife, dated October 18, 1967, and recorded in Volume M-67, Page 8337, Mortgage Records of Klamath County, Oregon, which Mortgage Grantee expressly assumes and agrees to pay as the same becomes due and owing.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 except as above set forth;

(Partial Releases of said Mortgages are recorded in M-71, Page 4346, and M-74, Page 1949, of the Mortgage Records of Klamath County, Oregon.)

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 \$ 10.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural.

Done by order of the grantor's board of directors, with its corporate seal affixed, this 29th day of August, 1974.

(SEAL)

GRANITE CHIEF CORPORATION

By *[Signature]* Vice President

By *[Signature]* Secretary

CALIFORNIA
STATE OF OREGON, County of Sacramento) ss: August 29, 1974.
Personally appeared W.E. Aton and Roy A. Farmer
who, being duly sworn, each for himself and not one for the other, did say that the former is the Acting president and that the latter is the Acting secretary of GRANITE CHIEF CORPORATION, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

(OFFICIAL SEAL)



OFFICIAL SEAL
PAULA J. BAAD
NOTARY PUBLIC, CALIFORNIA
COUNTY OF SACRAMENTO
My Commission Expires November 4, 1977

Notary Public for California.
My commission expires: November 4, 1977

NOTE—The sentence following this one is to be printed in the space provided on the reverse side of this form. See Chapter 467, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED
CORPORATION

TO

AFTER RECORDING RETURN TO

PROCTOR & PUE
ATTORNEYS AT LAW
250 Main St. E.
KLAMATH FALLS, OREGON 97601

(DON'T USE THIS
SPACE RESERVED
FOR RECORDING
IN THE COUNTY
CLERK'S OFFICE.)

STATE OF OREGON

County of _____

I certify that the within instrument was received for record on the day of _____, 19____,

at _____ o'clock _____ M., and recorded in book _____ on page _____ or as filing fee number _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Title

By _____ Deputy

IRA A. TERRY,

SEP 11 1 58 PM 1974

761

12082

Parcel A: A piece or parcel of land situate in the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 5, Twp. 36 S., R. 7 E.W.M., and being more particularly described as follows: Beginning at a point on the Northerly boundary of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 5, Twp. 36 S., R. 7 E.W.M. from which the Northwest corner of said Section 5 bears North 33°55'20" West 812.95 feet and North 0°21'20" West 644.5 feet distant; thence North 89°48'00" East 887.5 feet along the said Northerly boundary to the Northeast corner of the said SW $\frac{1}{4}$ NW $\frac{1}{4}$; thence South 0°27'20" West along the Easterly boundary of said SW $\frac{1}{4}$ NW $\frac{1}{4}$ 1307.15 feet to a point; thence North 33°55'20" West 1571.45 feet, more or less, to the point of beginning.

Parcel B: A piece or parcel of land situate in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 5, Twp. 36 S., R. 7 E.W.M., and being more particularly described as follows: Beginning at a point on the Easterly boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 5, Twp. 36 S., R. 7, E.W.M. from which the stone monument marking the South quarter-section corner of said Section 5 bears South 1°18'55" West 723.9 feet distant; thence North 33°55'20" West 693.35 feet to a point on the Northerly boundary of the said SE $\frac{1}{4}$ SW $\frac{1}{4}$; thence North 89°01'40" East along the said Northerly boundary 400.35 feet to the Northeast corner of the said SE $\frac{1}{4}$ SW $\frac{1}{4}$; thence South 1°18'55" West along the Easterly boundary of the said SE $\frac{1}{4}$ SW $\frac{1}{4}$ 582.3 feet, more or less, to the point of beginning.

Parcel C: Lots 11, 14, 19, 22 of Section 5, Twp. 36 S., R. 7, E.W.M.; EXCEPTING THEREFROM the following described tract: Beginning at the Northwest corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 5, Twp. 36 S., R. 7, E. W. M., from which the stone monument marking the West quarter-section corner of said Section 5 bears South 89°40'20" West 1318.20 feet distant and the stone monument marking the center quarter-section corner of said Sec. 5 bears North 89°40'20" East 1318.15 feet distant; thence North 0°27'20" East along the West boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ 10.65 feet to a point; thence South 33°55'20" East 1588.80 feet to a point on the Southerly boundary of the said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence South 89°01'40" West along the Southerly boundary of the said NE $\frac{1}{4}$ SW $\frac{1}{4}$ 901.70 feet to the Southwest corner; thence North 0°37'50" East along the Westerly boundary of the said NE $\frac{1}{4}$ SW $\frac{1}{4}$ 1322.95 feet, more or less, to the point of beginning.

Parcel D: Lots 25, 26, 31, 32 in Section 5, Twp. 36 S., R. 7 E.W.M., and the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 8, Twp. 36 S., R. 7 E.W.M.; EXCEPTING THEREFROM the following described tract: Beginning at a stone marking the quarter-section corner common to Sections 5 and 8, said Township and Range; thence North 1°18'55" East along the North-South centerline of said Section 5, 723.9 feet to an iron pin; thence South 1°09'50" East 1768.3 feet to deep water; thence West 52.55 feet to a point on the North-South centerline of said Sec. 8; thence North along the North-South centerline of said Sec. 8, 1044.2 feet, more or less, to the point of beginning.

Parcel E: Government Lots 3, 4, 5, and 6, Sec. 5, Township 36 S., R. 7 E.W.M., SAVING AND EXCEPTING a strip of land 30 feet in width lying parallel with and immediately adjacent to the line marking the Northerly boundary of Lots 3 and 4 of the said Sec. 5, and extending westerly from the line marking the Easterly boundary of the said Lot 3 to the line marking the Westerly boundary of the said Lot 4 of the said Section 5. ALSO saving and excepting 3.19 acres, more or less, beginning at a point from which the Northwest corner of said Sec. 5 bears North 0°17' West 672.1 feet distant; thence South 33°41'20" East 778.2 feet; thence South 89°52' West 428.5 feet; thence North 0°17' West 648.5 feet, more or less, to the point of beginning. ALSO saving and excepting 0.32 acres, more or less, beginning at a point on the Westerly boundary of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Sec. 5; from which the Northwest corner of said Sec. 5 bears North 0°21'20" West 644.5 feet distant; thence South 33°55'20" East 812.95 feet to a point on the Southerly boundary of the NW $\frac{1}{4}$ SW $\frac{1}{4}$; thence South 89°48'00" West along said Southerly boundary 21.05 feet to the Southeast corner of that parcel of land conveyed by Deed dated August 29, 1955, and recorded on page 88, Vol. 277, Deed Records of Klamath County; thence North 33°46'1/4" West along the Easterly boundary of said parcel of land 778.2 feet to a point on the Westerly boundary of the said NW $\frac{1}{4}$ SW $\frac{1}{4}$; thence North 0°21'20" West 27.55 feet, more or less, to the point of beginning;

EXHIBIT A.
STATE OF OREGON, COUNTY OF KLAMATH, ss.

Filed for record at request of George Proctor

this 11th day of September A.D., 1974 at 1:58 o'clock P.M., and duly recorded in
Vol. M 74 of Deeds on Page 12081

WM. D. MILNE, County Clerk

By Mary L. Lindsay Deputy