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WARRANTY DEED.

Sent to: { Frank B Chase
1743 Yukon St
Medford, Ore. 97501
Vol. 75 10128

KNOW ALL MEN BY THESE PRESENTS, That LETHA LANDIS, now LETHA MOORLAND, THORA DuFOUR, and LENA FOWLER, hereinafter called the grantors for the consideration herein-after stated, to grantors paid by FRANK B. CHASE and SUSAN J. CHASE, husband and wife, hereinafter called the grantees, do hereby grant, bargain, sell and convey unto the said grantees and grantees' 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:

The East 180 feet of the following described property:

Beginning at a point on the Northerly right of way line of the Dalles-California Highway, also known as South Sixth Street, which lies North 0°55' West 30 feet and North 89°21' East 602.4 feet along said right of way line from the center of Section 2, Township 39 South, Range 9 E.W.M., which said point of beginning is the Southeast corner of property described in Deed Volume 258, page 258, records of Klamath County, Oregon; thence continuing North 89°21' East along said Northerly right of way line a distance of 386.4 feet, more or less, to the Southwest corner of property described in Deed Volume 149, page 497, records of Klamath County, Oregon; thence North 0°46' West along said West line a distance of 189.4 feet, more or less, to the Southerly boundary of Pleasant Home Tracts, No. 2; thence South 89°21' West along the Southerly boundary of Pleasant Home Tracts No. 2, a distance of 386.4 feet, more or less, to the Northeast corner of property described in Deed Volume 258, page 258; thence South 0°59' East along the East line of said property a distance of 189.41 feet, more or less, to the point of beginning, being a portion of the SW¼ of Section 2, Township 39 South, Range 9 E.W.M., Klamath County, Oregon.

SAVING AND EXCEPTING therefrom that portion conveyed to State of Oregon by and through its State Highway Commission by deed recorded December 23, 1965, as Document No. 2833, M65 page 4933 of the Microfilm records of Klamath County, Oregon.

Subject to 1975-76 taxes; contracts and/or liens for irrigation and/or drainage; rules, regulations and assessments of South Suburban Sanitary District; and rights of way of record and those apparent on the land.

Also subject to the terms and provisions contained in deed dated June 16, 1964, recorded in Microfilm Records as Document No. 2833, Volume M-65, Page 4933, Records of Klamath County, Oregon.

WARRANTY DEED, Page 1.

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

And said grantors hereby covenant to and with said grantees and grantees' heirs, successors and assigns, that grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as hereinabove set forth, and that grantors 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 \$40,000.00.

WITNESS Grantors hands this 20th day of AUG, 1975.

Letha Moorland
Lena M. Fowles

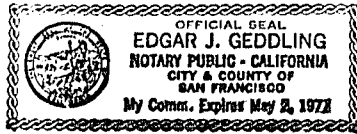
STATE OF CALIFORNIA, County of SAN FRANCISCO SS.
August 19, 1975,

Personally appeared the above-named _____

LETHA LANDIS, now LETHA MOORLAND

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:



Edgar J. Gedding
Notary Public for California.
My Commission Expires: MAY 2, 1977
EDGAR J. GEDDING
3145 GARY BLVD. SF.

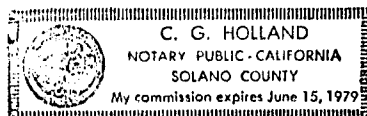
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STATE OF CALIFORNIA, County of SOLANO) SS.
August 25, 1975,
Personally appeared the above-named _____

THORA DuFOUR

and acknowledged the foregoing instrument to be her
voluntary act and deed.

Before me:



[Signature]
Notary Public for California.
My Commission Expires: 6-15-79

STATE OF OREGON, County of Klamath) SS.
August 27, 1975,
Personally appeared the above-named _____

LENA FOWLER

and acknowledged the foregoing instrument to be her
voluntary act and deed.

Before me:

[Signature]
Notary Public for Oregon.
My Commission Expires: 11-27-1977

Return to and Tax Statements to:
Frank B. Chase-1743 Yukon St.
Medford, OR 97501

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at _____ of _____ KLAMATH COUNTY TITLE CO
this 28th day of AUGUST, A.D. 1975, at _____ P.M., and
duly recorded in Vol. M 75, of DEEDS, on Page 10128

FEE \$ 9.00

W.D. MILNE, County Clerk

WARRANTY DEED, Page 3.

By [Signature]