

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, That I, ELDON N. ALT and LYDIA ALT, individually, have made, constituted and appointed, and by these presents do hereby make, constitute and appoint DORMAN A. TURNER of Klamath Falls, Oregon, my true and lawful attorney for me and in my name, place and stead and for my use and benefit to:

- (a) Receive and receipt for all money and properties I may be entitled to receive as liquidating distribution upon the dissolution of Buena Vista Land Co., Inc., an Oregon corporation.
- (b) Sell, convey and transfer any interest I may have in the following-described real property, situated in Klamath County, Oregon, to-wit:

PARCEL 1: A portion of vacated Blocks 21, 22, 25, 26, 29 and 30, BUENA VISTA ADDITION to the City of Klamath Falls, Oregon, more particularly described as follows: Beginning at the NW corner of vacated Block 21, said BUENA VISTA ADDITION, said corner being located at the intersection of the S. right of way line of Pelican Street and the E. right of way line of Berkeley Street; thence S. 00°16' W. along the E. right of way line of Berkeley Street 540 feet to a point, being the NW corner of Lot 7, Block 22, Buena Vista Addition; thence S. 89°44' E. along the N. line of said Lot 7, 140 feet to the NE corner of said Lot 7; thence continuing S. 89°44' E. along the center line of the vacated alley 50 feet; thence S. 00°16' W. along the E. boundary of Lot 10, Block 22, Buena Vista Addition, 160 feet to the SE corner of said Lot 10, said corner also being on the N. right of way line of Mt. Pitt Street; thence S. 89°44' E. along the N. right of way line of Mt. Pitt Street 830 feet to the intersection of the N. right of way line of Mt. Pitt Street and the W. right of way line of Alma Alley; thence N. 00°16' E. along the W. right of way line of Alma Alley 700 feet to the intersection of the W. right of way line of Alma Alley and the S. right of way line of Pelican Street; thence N. 89°44' W. along the S. right of way line of Pelican Street 1020 feet to the point of beginning. EXCEPTING THEREFROM the parcels of land described in Deed Volume 339, Page 260, records of Klamath County, Oregon, recorded August 6, 1962, and Deed Volume 328, Page 39, recorded March 10, 1961, and also excepting Block 29, Buena Vista Addition to the City of Klamath Falls, Oregon.

PARCEL 2: Lots 3 and 4, Block 13; S½ of Lot 8 and all of Lots 9, 10, 14, 15, 16, 17, 18, 19, 20, 21, 22 and 23 and the S. half of the vacated alley adjoining Lot 23, all in Block 24; Lots 1, 2, 6, 7, 8, 9, 10, 11, 12 and 13, Block 31, all of Block 38; Lots 3, 4 and 5, Block 39; Lots 4, 6, 7, 8, 9, 10, 11, 12, 13 and 14, Block 43; Lots 6 and 7, Block 47, and that portion of vacated Oregon Avenue adjoining said Lots 6 and 7, all in BUENA VISTA ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

at a price of not less than \$180,000.00 for the entire parcels described above, upon such terms as said attorney shall, in his sole discretion, deem reasonable.

- (c) Accept such security as my attorney, in his sole discretion, shall deem reasonable to secure the balance of the purchase price for said property.
- (d) Execute Federal Form 964 electing for me as a stockholder the benefits of Section 333, Internal Revenue Code of 1954, in regard to the liquidation of the assets of Buena Vista Land Co., Inc., an Oregon corporation.
- (e) Execute and deliver such documents, deeds, notices, consents and agreements as may be required to accept, receipt for and sell any interest I now have or may acquire by reason of the liquidation and dissolution of Buena Vista Land Co., Inc., an Oregon corporation.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

IN WITNESS WHEREOF, I have hereunto set my hand this 25th day of July, 1977.

Eldon N. Alt
Eldon N. Alt
Lydia Alt
Lydia Alt

STATE OF MONTANA }
County of FLATHEAD } ss. July 25, 1977

Personally appeared the above-named ELDON N. ALT and LYDIA ALT, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Return to
Dorman Turner
P.O. Box 1886
Klamath Falls, Ore

Patricia L. Graham
NOTARY PUBLIC FOR MONTANA

My commission expires _____

NOTARY PUBLIC for the State of Montana
Residing at Kalispell, Montana
My commission expires August 15, 1978.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 27 day of July A.D., 19 77 at 3:54 o'clock P M., and duly recorded in Vol M 77 of Deeds on Page 13455.

FEE \$6.00

WM. D. MILNE, County Clerk
By Kazil Quaid Deputy