

EXHIBIT "A"

18481

18925

LEGAL DESCRIPTION:

A tract of land situated in the Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) of Section 27, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

BEGINNING at a point from which the Northwest corner of the NW1/4 SE1/4 of said Section 27 bears South 89°55'42" West, 358.99 feet; thence North 89°55'42" East 324.10 feet; thence South 672.17 feet; thence West 324.10 feet, thence North 671.77 feet to the point of beginning.

SUBJECT TO: An easement along the Southerly 30 feet for the purpose of ingress and egress of adjoining real property.

SUBJECT TO: Taxes for the fiscal year 1978-79, a lien, but not yet due and payable.

SUBJECT TO: Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

SUBJECT TO: Reservations as contained in instrument recorded in Volume 286, page 209, records of Klamath County, as follows:

"SAVE AND EXCEPT: It is agreed that the sellers retain an undivided one-half interest in all of the mineral, oil and gas rights on the premises, together with the privilege of ingress and egress for the purpose of taking and removing the same.

SAVE AND EXCEPT: It is agreed that the purchasers shall and do have the privilege of removing all the dead and down timber on the premises without accounting for the same. However, in the event purchasers desire to remove any of the merchantable timber on the premises they shall advise sellers of such contemplated removal and the name of the buyer; the proceeds shall be divided one-half to the sellers and one-half to the purchasers. Sellers one-half to be applied to the last payment of the mortgage."

SUBJECT TO: Right of Way Easement, including the terms and provisions thereof, granted to Midstate Electric Cooperative, Inc., recorded May 15, 1974 in Volume M74, page 6042, Microfilm Records of Klamath County, Oregon.
For: Primary line down the West fence line.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 21st day of August A.D., 1978 at 11:43 o'clock A.M., and duly recorded in Vol. M78 of Deeds on Page 18480.

FEE \$6.00

WM. D. MILNE, County Clerk

By [Signature] Deputy

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STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 25th day of AUGUST A.D., 1978 at 2:00 o'clock P.M., and duly recorded in Vol. M78 of DEEDS on Page 18924.

FEE \$ 6.00

WM. D. MILNE, County Clerk

By [Signature] Deputy