

EDWIN F. LEIBOLD and LAURINE C. LEIBOLD, husband and wife

hereinafter called grantor, convey(s) to

PERLA DEVELOPMENT CO., INC., an Arizona Corporation, RIVERWOOD REALTY  
CORP., a Washington corporation and all that real property situated in the County  
of Klamath State of Oregon described as:

SEE ATTACHED EXHIBIT "A"

Subject to:

1. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.
2. Reservations and restrictions, contained in Deed of Tribal Property, dated March 4, 1959, recorded June 1, 1959 in Book 313 at page 59, Deed Records.

\*\*\*ISAAC SEACON, a married man.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except \_\_\_\_\_  
as set forth hereinabove.

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$217,000.00.

Dated this 5th day of September, 1978.

*Edwin F. Leibold*

*Laurine C. Leibold*

Wash  
STATE OF OREGON, County of Clallam ss.

On this 22 day of September, 1978, personally appeared the above named  
Edwin F. Leibold and Laurine C. Leibold and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

*Gerard A. Johnson*

Notary Public for Oregon, Wash.

My commission expires: Dec. 10, 1979

The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.

If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

TO

After Recording Return to:

Top Statements To:  
Perla Development Co. Inc.  
1922 Stradella Road  
Los Angeles, Calif. 90024

STATE OF OREGON,

County of \_\_\_\_\_ ss.

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 \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

Title

By \_\_\_\_\_ Deputy

A tract of land situated in Sections 5, 6, and 8, all in Township 35 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at the section corner common to Sections 5, 6, 7 and 8 of said Township and Range, said corner marked by a Klamath County Brass cap monument; thence South  $99^{\circ} 42' 05''$  West 1320.35 feet to the Southwest corner of Government Lot 24 of said Section 6; thence North  $01^{\circ} 55' 22''$  East 1993.70 feet to the Northwest corner of Government Lot 18 of said Section 6; thence North  $89^{\circ} 43' 28''$  East 1319.90 feet to the Northeast corner of said Government Lot 18, also being the Southwest corner of Government Lot 20 of said Section 5; thence North  $01^{\circ} 54' 18''$  East 1328.76 feet to the Northwest corner of Government Lot 13 of said Section 5; thence North  $02^{\circ} 18' 14''$  East 670.55 feet to the Northwest corner of Government Lot 12 of said Sections; thence Easterly, along the North line of said Lot 12, 103.73 feet, more or less, to the Southwesterly right of way line of State Highway 62; thence South  $28^{\circ} 52' 30''$  East along said right of way line, 1046.89 feet to a point on the North line of Government Lot 27 of said Section 5; thence South  $88^{\circ} 56' 31''$  West 137.52 feet to the Northwest corner of said Government Lot 27; thence North  $89^{\circ} 28' 18''$  West 1331.08 feet to the Northwest corner of Government Lot 28 of said Section 5; thence South  $01^{\circ} 54' 18''$  West 1328.77 feet to the point of beginning; ALSO beginning at the said section corner common to said Sections 5, 6, 7 and 8; thence North  $89^{\circ} 50' 11''$  East, along the North line of Government Lots 4 and 3 of said Section 8, 2667.45 feet to the Southwesterly right of way line of said Highway 62; thence South  $28^{\circ} 52' 30''$  East, along said right of way line, 474.50 feet to a point on the East line of said Government Lot 3; thence South  $00^{\circ} 02' 47''$  West 4218.51 feet to the Southeast corner of Government Lot 27 of said Section 8, also being the Northwest corner of Government Lot 31 of said Section 8; thence North  $89^{\circ} 21' 52''$  East, along the North line of Government Lots 31 and 32 of said Section 8, 1749.88 feet to a point on the Northwesterly right of way line of State Highway 422 (Chiloquin-Williamson River Highway); thence South  $35^{\circ} 59' 15''$  West, along said right of way line, 1251.04 feet to a point on the South line of said Section 8; thence South  $89^{\circ} 25' 45''$  West 1263.22 feet to the Southwest corner of said Section 8; thence South  $89^{\circ} 39' 59''$  West 1322.87 feet to the Southwest corner of Government Lot 30 of said Section 8; thence North  $00^{\circ} 04' 16''$  East 669.97 feet to the Northwest corner of said Government Lot 30; thence North  $00^{\circ} 08' 00''$  West 1984.57 feet to the Southeast corner of Government Lot 11 of said Section 8; thence North  $89^{\circ} 57' 15''$  West 1125.49 feet to the West corner of said Section 8; thence North  $00^{\circ} 07' 46''$  West 665.81 feet to the Northwest corner of said Government Lot 11; thence North  $00^{\circ} 16' 34''$  West 1977.38 feet to the point of beginning, with bearings based on Survey No. 2307, as recorded in the office of the Klamath County Surveyor.

STATE OF OREGON, COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 2nd day of October, A.D. 1978 at 10:52 o'clock A. M., and duly recorded in Vol. 78, of Deeds on Page 21839.

FEE \$6.00

WILLIAM D. MILNE, County Clerk

By Bernard H. Smith, Deputy