FORM No. 633—WARRANTY DEED (Individual or Corporate). STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

1-1-74

14-3328-E

62428 WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That John M. Schoonover and Arba Faye Schoonover, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Louise A. Ike

the grantee, does hereby grant, bargain, sell and convey unto the said grantee 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:*

A parcel of land situated in N½ Section 14, T34S, R7E, WM., being more particularly described as follows:

Beginning at a 5/8" iron pin from which the Southwest corner of the NE¼ of the NW¼ of said Section 14 bears the following two bearings and distances: N89°54'02"W 1097.61 feet, S00°10'16"W 391.19 feet; thence from said point of beginning S89°54'02"E 202.85 feet to a point; thence S89°54'30"E 902.78 feet to a point; thence South 784.40 feet to a point; thence S89°43'16"W 1105.65 feet to a point; thence North 791.58 feet to the point of beginning, containing 20.00 acres, more or less.

TOGETHER WITH: Exhibits -- A, B, C, E, F, G, H, and I as set forth in the attached Exhibit "A" and by this reference incorporated herein as if fully set forth herein. (For continuation, see reverse side of this deed.)

(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 noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed,

and that grantor will warrant and forever defend the said 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 $ 5,000.00 ~~*However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which).*~~ *(The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)*

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 9 *day of* February *, 19*79*; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.*

John M. Schoonover

John M. Schoonover

Arba Faye Schoonover

Arba Faye Schoonover

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,) *County of* Klamath) ss.

February 9, 19 79

Personally appeared the above named John M. Schoonover and Arba Faye Schoonover, husband and wife,

and acknowledged the foregoing instrument to be their *voluntary act and deed.*

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

DONNA K. RICK
NOTARY PUBLIC-OREGON
My Commission Expires 4/21/79

STATE OF OREGON, County of) ss.

, 19

Personally appeared *and* *who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of , 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.*

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

TA donna

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

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 or as file/reel number , Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

By Deputy

RECEIVED FEB 2 1979

SUBJECT TO: D and two easements for purposes of ingress and egress, more particularly described as follows:

1. An easement 30 feet Easterly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following two bearings and distances: N89°54'02"W 1097.61 feet, S00°10'16"W 391.19 feet; thence from said point of beginning, South 791.58 feet to a point;

2. An easement 30 feet Westerly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following three bearings and distances: N89°54'30"W 902.78 feet, N89°54'02"W 1300.46 feet, S00°10'16"W 391.19 feet; thence from said point of beginning South 784.40 feet to a point.

Also subject to easements and right of ways of record and those apparent upon the land.

EXHIBITS

Exhibit A An easement 60 feet in width measured at right angles, for purposes of ingress and egress of which the centerline is more particularly described as follows:

Beginning at a point on the South line of the NW¼NW¼ of Section 14 and the centerline of an existing road, from which the Southeast corner of the NW¼ NW¼ of said Section 14 bears S89°59'40"E 626.00 feet; thence from said point of beginning Northeasterly along the centerline of an existing road, the following bearings and distances: N18°16'56"E 31.94 feet, N26°36'26"E 66.98 feet, N45°16'11"E 133.72 feet, N52°35'15"E 257.59 feet, N38°56'57"E 65.21 feet, S89°54'02"E 246.55 feet to a point on the West line of the NE¼NW¼ of said Section 14, from which the Southeast corner of the NW¼NW¼ of said Section 14 bears S00°10'16"W 391.19 feet.

Exhibit B An easement for purposes of ingress and egress lying 30 feet Northerly, measured at right angles and adjacent to the following described line:

Beginning at a point on the West line of the NE¼NW¼ from which the Southwest corner of the NE¼NW¼ of Section 14 bears S00°10'16"W 391.19 feet; thence from said point of beginning S89°54'02"E 1300.46 feet; thence S89°54'30"E 1980.06 feet to a point on the East line of the S½NE¼NE¼ of said Section 14.

Exhibit C An easement for purposes of ingress and egress lying 30 feet Southerly, measured at right angles and adjacent to the following described line:

Beginning at a point on the West line of the NE¼NW¼ of Section 14, from which the Southwest corner of the NE¼NW¼ of said Section 14 bears S00°10'16"W 391.19 feet; thence from said point of beginning S89°54'02"E 1097.61 feet to a point.

Exhibit D An easement for purposes of ingress and egress lying 30 feet Southerly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following two bearings and distances: N89°54'02"W 1097.61 feet, S00°10'16"W 391.19 feet; thence from said point of beginning S89°54'02"E 202.85 feet; thence S89°54'30"E 902.78 feet to a point.

Exhibit E An easement for purposes of ingress and egress lying 30 feet Southerly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following three bearings and distances: N89°54'30"W 902.78 feet, N89°54'02"W 1300.46 feet, S00°10'16"W 391.19 feet; thence from said point of beginning S89°54'30"E 1077.27 feet to a point on the East line of the S½NE¼NE¼ of said Section 14.

Exhibit F An easement 30 feet in width for purposes of ingress and egress lying 30 feet WEsterly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following two bearings and distances: N89°54'02"W 1097.61 feet, S00°10'16"W 391.19 feet; thence from said point of beginning, South 2372.18 feet to a point on the South line of the N½NE¼SW¼ of said Section 14.

Exhibit G An easement 30 feet in width for purposes of ingress and egress lying 30 feet Easterly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following two bearings and distances: N89°54'02"W 1097.61 feet, S00°10'16"W 391.19 feet; thence from said point of beginning, South 2372.18 feet to a point on the South line of the N½NE¼SE¼ of said Section 14.

EXHIBIT "A"

Exhibit H An easement 30 feet in width for purposes of ingress and egress lying 30 feet Westerly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following three bearings and distances: N89°54'30"W 902.78 feet, N89°54'02"W 1300.46 feet, S00°10'16"W 391.19 feet; thence from said point of beginning South 2362.64 feet to a point on the South line of the N½NW¼SE¼ of said Section 14.

Exhibit I An easement 30 feet in width for purposes of ingress and egress lying 30 feet Easterly, measured at right angles and adjacent to the following described line:

Beginning at a point from which the Southwest corner of the NE¼NW¼ of Section 14 bears the following three bearings and distances: N89°54'30"W 902.78 feet, N89°54'02"W 1300.46 feet, S00°10'16"W 391.19 feet; thence from said point of beginning, South 2362.64 feet to a point on the South line of the N½NW¼SE¼ of said Section 14.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 12th day of February A. D. 1979 at 11:15 o'clock A M., and

duly recorded in Vol. M79, of Deeds on Page 3354

Wm D. MILNE, County Clerk

By Bernetha M. Fletcher

Fee $12.00

EXHIBIT "A"