

KNOW ALL MEN BY THESE PRESENTS, That ALBERNI DEVELOPMENT CO., a partnership

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by I. F. RODGERS & SONS, a partnership, hereinafter called 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:

The E $\frac{1}{2}$ ; and the E $\frac{1}{2}$ SW $\frac{1}{4}$  of Section 16, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH, a right of way for ingress, egress, road and utility purposes beginning at the North extension of Dodds Hollow Road and over the West 60 feet of the NE $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 29; over the West 60 feet of the E $\frac{1}{2}$ E $\frac{1}{2}$  of Section 20; over the West 60 feet of the E $\frac{1}{2}$ SE $\frac{1}{4}$  of Section 17 to the intersection of an existing road. ALSO, TOGETHER WITH a right of way for ingress, egress, road and utility purposes over that existing road that runs Northerly and Northeasterly through the East half of the Southeast quarter and the Northeast quarter of Section 17 and the Northwest quarter of Section 16, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO: 1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways. 2. Reservations of all coal and other minerals together with the right to prospect for, mine and remove, (contined below ..... (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

.....) the same as reserved in patent recorded February 1, 1940 in Volume 127, page 27.

3. Mortgage recorded March 31, 1977 in Volume M77, page 5385, which the Grantee herein does not agree to assume and The Grantor herein agrees to hold him harmless from 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 \$ 41,000.00

ⓈHowever, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) Ⓢ(The sentence between the symbols Ⓢ, 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 16th day of March, 1979; 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.

ALBERNI DEVELOPMENT CO.

By: Robert C. Johnson  
a partner

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,

County of Klamath  
March 16th, 1979

ss.

Personally appeared the above named  
Robert C. Johnson, a partner

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

Before me:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires: 7-13-81

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

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:

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 20th day of March, 1979, at 9:43 o'clock A. M., and recorded in book M79 on page 6240 or as file/reel number 64277, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernard J. Hitch Recording Officer  
Deputy

Fee \$3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

I. F. Rodgers & Sons

Route 2 Box 752

Klamath Falls, Oregon

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY