

-WARRANTY DEED-

TOM NONELLA, Grantor, conveys and warrants to PETER J. BERNHARDT and ELIZABETH BERNHARDT, husband and wife, Grantees, the following described real property situate in Klamath County, Oregon, free of all encumbrances, except as specifically set forth herein:

A portion of the NW1/4SW1/4 of Section 7, Township 37 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the brass cap monument marking the West quarter corner of said Section 7; thence South 00°41'19" West 658.21 feet to a 5/8" iron pin and the true point of beginning; thence continuing South 00°41'19" West 658.22 feet to a 5/8" iron pin; thence North 89°37'41" East 1363.08 feet to a 5/8" iron pin; thence North 00°04'44" West 658.36 feet to a point; thence South 89°37'04" West 1354.26 feet to the true point of beginning, with bearings based on survey #2401.

TOGETHER WITH: A non-exclusive easement created by instrument dated February 11, 1977, recorded February 22, 1977 in Book M-77 page 3138 for roadway purposes for use in common with others across the East 30 feet;

SUBJECT TO AND EXCEPTING:

(1) Rights of the public in and to any portion of said premises lying within the limits of roads and highway; (2) Reservations, restrictions, easements and rights of way of record and those apparent upon the land.

The true and actual consideration for this transfer is Fourteen Thousand Five Hundred and No/100ths (\$14,500.00) DOLLARS.

Until a change is requested all tax statements shall be mailed to: Grantor herein, 2334 Carmine St, Carson City, Nev. 89701.

DATED this 11th day of April, 1980.

TOM NONELLA

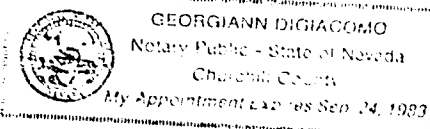
By: Barbara C. Nonella
His Attorney-in-Fact

STATE OF NEVADA)
County of Churchill) ss. April 29, 1980
County of Klamath)

Personally appeared the above-named BARBARA NONELLA, who being, sworn, stated that she is the attorney-in-fact for TOM NONELLA, and that she executed said instrument by authority of and in behalf of said principal and she acknowledged said instrument to be the act and deed of said principal. Before me:

Return To:
Mr. & Mrs. Peter J. Bernhardt
2334 Carmine Street
Carson City, Nevada 89701

Georgiann Digiacomo
Notary Public for Nevada
My Commission expires: 9/24/83



WILLIAM P. BRANDSNESS
A PROFESSIONAL CORPORATION
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 12th day of May, A.D., 19 80 at 3:46 o'clock P M., and duly recorded in Vol. M80 of Dec-d on Page 8700.

FEE \$3.50

WM. D. MILNE, County Clerk

By: Bernetta H. Helseth Deputy