

KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by JEREMIAH C. O'CONNOR and COLLEEN M. O'CONNOR, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

A tract of land situated in the West Half of Section 35, Township 40 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point on the centerline of Lower Lake Road, from which the South One Quarter corner of Sec. 34, Twp. 40 S., R. 9, E.W.M., as marked with a brass capped monument, bears South 44°10'35" West, 4042.97 feet, and the Southwest corner of said Sec. 35, as projected by recorded Survey No. 2397, as filed in the office of the Klamath County Surveyor, bears South 02°49'41" West 2894.39 feet; thence along the Southwesterly projection of and an existing fence line North 47°08'23" East, 539.04 feet; thence along an existing fence line, fence corner; thence along an existing fence line, South 37°22'07" West 293.15 feet, South 32°51'06" West 222.84 feet, South 24°33'32" West, 249.25 feet, South 06°07'32" West, 213.29 feet, and along said fence line and its projection South 14°11'48" West, 630.14 feet to a point on the centerline of said Lower Lake Road; thence along said centerline, on the arc of a curve to the right (radius point bears North 52°45'37" East 1145.92 feet and

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.
And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as herein set forth,

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 ©, 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 14th day of January, 1982; 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.

(If executed by a corporation, affix corporate seal)

O'CONNOR LIVESTOCK CO.
By John M. O'Connor
its President

STATE OF OREGON,
County of Klamath } ss.
January 18, 1982

STATE OF OREGON, County of Klamath
January 18, 1982) ss.
Personally appeared John M. O'Connor

Personally appeared the above named _____
_____ and acknowledged the foregoing instrument to be _____ voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires _____

each for himself _____ who, being duly sworn, did say that _____ is the president of O'CONNOR LIVESTOCK CO., 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 _____ acknowledged said instrument, to be its voluntary act and deed.
Before me:
Donald B. Hamilton
Notary Public for Oregon
My commission expires: 3/21/85

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
KEES & L
540 MAID
R.F.O.

Until a change is requested all tax statements shall be sent to the following address.
MR. & MRS. O'CONNOR
BOX 6
MERRILL, OR 97632
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 _____ volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____ of Record of Deeds of said county.
Witness my hand and seal of County affixed.

Deputy

central angle = 01°53'55") 37.97 feet, North 35°20'28" West 1587.30 feet, along the arc of a curve to the left (radius = 1145.92 feet and central angle = 07°31'00") 150.33 feet, and North 42°51'28" West 233.23 feet to the point of beginning.

SUBJECT TO: Rights of the public in and to any portion of said premises lying within the limits of roads and highways; Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Basin Improvement District; Waiver of claim damages by reason of closing or subsequent opening of the flood gates in Klamath Strait as it passes through the railroad embankment forming the dike across Lower Klamath Lake Marsh Lands, against the United States of America and the Klamath Drainage District, recorded January 24, 1918, in Book 47, pages 562 and 573, Deed Records; An interest in and to all oil, gas, minerals, water, steam, coal or any other commercially valuable material or substances or energies in and under said lands that may be produced from said land, as disclosed by Deeds recorded May 20, 1974, in Book M-74, pages 6307 and 6316, Microfilm Records (covers additional property); Memorandum Lease and Agreement, including the terms and provisions thereof, recorded Dec. 6, 1974, in Book M74 at page 15542; Right of Way Option Agreement to Purchase between O'Connor Livestock Co., Grantor, and Pacific Power and Light Company, Grantee, recorded Feb. 3, 1977, (covers additional property); Easements and rights of way of record and those apparent on the land, if any.

NOTE: The premises herein have been specially assessed for farm use. If the land becomes disqualified for this special assessment under the statutes, an additional tax, plus interest and penalty, will be levied for the number of years in which this special assessment was in effect for the land.

STATE OF OREGON, COUNTY OF KLAMATH; ss.

Filed for record ~~xxxxxx~~

this 20 day of January, A. D. 19 82 at 11:18 clock A.

duly recorded in Vol. M 82, of Deeds on Page 816.

Fee \$8.00

By Evelyn Bienn
EVELYN BIENN, County Clerk