

WARRANTY DEED

JOE MEEKER TESTAMENTARY TRUST, Grantor, conveys and warrants to HENZEL PROPERTIES, LTD., Grantee, all of the following described real property, situated in Klamath County, Oregon, to wit:

A parcel of land situate in Section 7, T.40 S., R.9E., W.M., being more particularly described as follows:

Beginning at a point on the westerly right-of-way line of the Lower Klamath Lake Road, from which point the East 1/4 corner of Section 7, T.40 S., R.9E., W.M. bears N 22° 57' 11" W 33.4 feet, East 1266.11 feet and South 1784.31 feet distant; thence N 67° 02' 49" E 30.00' to a point on the centerline of said Lower Klamath Lake Road; thence along said centerline S 22° 57' 11" E 1588.75 feet to a point; thence along a 2664.0 foot radius curve to the left, the long chord of which bears S 25° 10' 55" E 207.24 feet, 207.28 feet to a point; thence, leaving said centerline, S 62° 35' 20" W 30.00 feet to a point on the westerly right-of-way line of said Lower Klamath Lake Road; thence S 60° 42' 40" W 64.25 feet to a 5/8" iron pin reference monument; thence S 60° 42' 40" W 34 feet, more or less, to a point on the centerline of the North Canal of the Klamath Drainage District, as the same is presently located and constructed; thence northwesterly along the North Canal centerline 2378 feet, more or less, to a point on line with an existing fence to the east; thence along said fence line N 86° 58' 15" E 1025.8 feet, more or less, to the point of beginning.

SUBJECT TO:

1. Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder.
2. Liens and assessments of Klamath Project and Klamath Drainage District, and any and all obligations created or imposed upon or affecting said premises by the Klamath Drainage District.
3. The assessment roll and the tax roll disclose that the within described premises were specially assessed as farm land. Taxes for the year 1980 - 1981 and possibly prior years have been deferred pursuant to ORS 308.370 to 308.403. These, plus earned interest are due and payable when said reason for the deferment no longer exists.

4. Right of Way, including the terms and provisions thereof, given by Clyde R. Patterson and Irene H. Patterson to The California Oregon Power Co., dated December 12, 1944 and recorded January 16, 1945, in Deed Volume 172 on page 255, records of Klamath County, Oregon.

5. Rules, regulations, liens, assessments, contracts, rights of way, easements and any and all obligations created or imposed upon or affecting said premises by the Midland District Improvement Co., as disclosed by Landowners Notice recorded March 13, 1952 in Deed Volume 253 on page 420, records of Klamath County, Oregon.

6. Irrevocable License, including the terms and provisions thereof, Meeker Farms, Inc., grantor to Richard J. Meeker, grantee, a non-exclusive irrevocable license for his lifetime to hunt on property in question, dated May 5, 1981, and recorded May 28, 1981 in M-81 on page 9444, records of Klamath County, Oregon.

The true consideration for this conveyance is twenty four thousand four hundred eighty dollars and 00/00 (\$24,480.00).

Until a change is requested, all tax statements shall be sent to:

Henzel Properties, Ltd.
P. O. Box 84
Midland, Oregon 97634

Dated this 2nd day of June, 1982.

JOE MEEKER TESTAMENTARY TRUST

By: Dorothy Orr
Dorothy Orr
Co-Trustee

By: H. Dewey Wilson
H. Dewey Wilson
Co-Trustee

STATE OF OREGON)
) ss:
County of Curry)

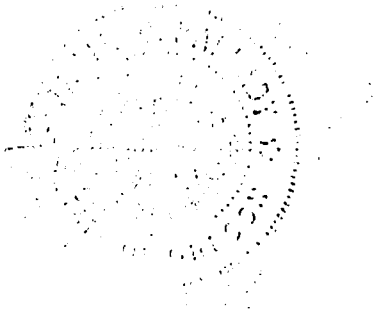
On this 7th day of June, 1982, personally appeared before me the above named Dorothy Orr and acknowledged the foregoing instrument to be her voluntary act and deed for and on behalf of the Joe Meeker Testamentary Trust.

Barbara Hall
Notary Public for Oregon
My commission expires: 8-31-82



STATE OF OREGON)
) ss:
 County of Jackson)

On this 21st day of June, 1982, personally appeared before me the above named H. Dewey Wilson and acknowledged the foregoing instrument to be his voluntary act and deed for and on behalf of the Joe Meeker Testamentary Trust.



Jamie C. Pallady
 Notary Public for Oregon
 My commission expires: 7-1-84

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record 1:38
 this 21 day of June A. D. 1982 at _____ o'clock P.M., and
 duly recorded in Vol. M 82, of Deeds on Page 7887
 Fee \$12.00

By Joyce McQuinn
 EVELYN BIEHN, County Clerk