

## INSTRUCTIONS:

18617

## UNIFORM COMMERCIAL CODE—FINANCING STATEMENT—REAL PROPERTY—FORM UCC-1A

K-35760  
STATE OF OREGON

M82 page 18214

1. PLEASE TYPE THIS FORM.
2. Enclose fee of \$2.00 for each debtor or trade name shown.
3. Send the Alphabetical, Numerical and Acknowledgment copies with interleaved carbon paper intact to the filing officer. The Debtor(s) and Secured Party(ies) copies are retained by party making the filing.
4. If the space provided for any item(s) on the form is inadequate, the item(s) should be continued on additional sheets, preferably 8 1/2" x 11". Only one copy of such additional sheets need be presented to the filing officer. Long schedules of collateral indentures, etc. may be on any size paper that is convenient for the secured party. **DO NOT STAPLE OR TAPE ANYTHING TO LOWER PORTION OF THIS FORM.**
5. The Form UCC-1A should be filed with the county filing officers who record real estate mortgages.
6. At the time of original filing, filing officer will return acknowledgment copy to the assignee if noted on form or secured party.
7. When a copy of the security agreement is used as a financing statement, it is requested that it be accompanied by a completed UCC-21 form.
8. When filing is to be terminated the acknowledgment copy may be sent to the filing officer signed by the secured party or assignee or he may use Form UCC-3 or UCC-2A as a Termination Statement.

## THIS FINANCING STATEMENT is presented to filing officer pursuant to the Uniform Commercial Code

1A. Debtor(s): NANCY BARNES COFFIN,  
Trustee; S. RUSH COFFIN, Special  
Trustee and Co-Trustee; & W.C. RANCH,  
an Oregon corporation

1B. Mailing Address(es):  
Route 1, Box 660F  
Klamath Falls, Oregon 97601

## 2A. Secured Party(ies):

The Travelers Insurance Company  
Real Estate Investment Dept.

2B. Address of Secured Party from which  
security information obtainable:  
707 S. W. Washington Street  
Portland, Oregon 97205

Filing Officer Use Only

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3. This financing statement covers the following types (or items) of property:  
(The goods are to become fixtures on ..... ) (The above timber is standing on ..... ) (The above  
minerals or the like (including gas and oil) or accounts will be financed at the wellhead or minehead of the well  
or mine located on ..... ) (Strike what is inapplicable) (Describe real estate)  
Irrigation equipment and appurtenances and additions thereto and  
replacements thereof as described on the attached Schedule "A",  
located on the attached Schedule "B", described real property.

Loan No. 202098 0

4A. Assignee of Secured Party(ies) if any:

4B. Address of Assignee from which  
security information obtainable:

And the financing statement is to be filed in the real estate records. If the debtor does not have an interest of  
records, the name of record owner is:

Check box if products of collateral are also covered ☐

File with: ☒ COUNTY REAL ESTATE FILING OFFICER Klamath COUNTY

No. of additional sheets attached ☐ 4

\*Signature(s) of Debtor(s) required in most cases.

Signature(s) of Secured Party(ies) in cases covered by ORS 79.4020.

FILING OFFICER - ALPHABETICAL

STANDARD FORM—UNIFORM COMMERCIAL CODE—FORM UCC-1A

By: SEE ATTACHED SCHEDULE "C" FOR SIGNATURES  
Signature(s) of Debtor(s)  
Signature of Secured Party(ies) or Assignee(s)

STEVENS NESS LAW PUBLISHING CO., PORTLAND, OR 97204

12-1-75

SCHEDULE "A"  
W.C. RANCH, INC.

Loan No. 202098 0

18215

IRRIGATION EQUIPMENT AS OF OCTOBER, 1982

PUMP STATION #1:

- 1 40 hp U.S. Electric Motor, Serial No. 9402694-355-R055669
- 1 600 gpm Berkeley Centrifugal Pump, Serial No. - none
- 2900 feet, 6" & 5" Aluminum Main Line
- 1500 feet, 4" Aluminum Wheel-Move Irrigation System
- 990 feet, 3" Aluminum Hand Line

PUMP STATION #2:

- 1 15 hp Gould Century Electric Motor, Serial No. 6-333-000-02
- 1 275 gpm Berkeley Centrifugal Pump, Serial No. 7673518
- 1320 feet, 3" Aluminum Hand Line

PUMP STATION #3:

- 1 25 hp Gould Century Electric Motor, Serial No. 6-321-220-01
- 1 Berkeley Centrifugal Pump, Serial No. 7971692
- 1320 feet 6" Aluminum Main Line
- 1800 feet 5" Waderane Aluminum Wheel-Move Irrigation System

PUMP STATION #4:

- 1 60 hp Gould Century Electric Motor, Serial No. 6-323-061-01
- 1 900 gpm Berkeley Centrifugal Pump, Serial No. 7674967
- 3000 feet 10", 8" & 6" Aluminum Main Line
- 2640 feet, 5" Aluminum Wheel-Move Irrigation System
- 1320 feet, 4" Aluminum Wheel-Move Irrigation System
- 1320 feet, 3" Aluminum Hand Line

PUMP STATION #5:

- 1 40 hp Gould Century Electric Motor, Serial No. 6-323-053-01
- 1 600 gpm Berkeley Centrifugal Pump, Serial No. 7583250
- 1 Pierce Circle Master, 7 towers @ 120' plus 30' overhang, electric drive, complete with underground pipe and wiring.

PUMP STATION #6:

- 1 50 hp General Electric Motor, Serial No. XYJ1007110
- 1 800 gpm Cornell Highhead Centrifugal Pump, Serial No. - none
- 2400 feet 10", 8" & 6" Aluminum Main Line
- 1320 feet, 4" Aluminum Wheel-Move Irrigation System
- 1000 feet, 4" Aluminum Wheel-Move Irrigation System

Together with all power panels, installations, sprinklers, valves, risers and other equipment used in the irrigation system.

MBW  
AAC  
NBC

SCHEDULE "B"  
DESCRIPTION

18216

The following described real property situate in Klamath County, Oregon.

PARCEL 1:

TOWNSHIP 40 S.R. 10 E.W.M.

Section 10: E½SW¼

Section 16: NW¼NW¼; S½N½; N½S½; N½SE½SE½; SW½SE½; SW½SW¼ LESS portion lying Southwesterly of Great Northern Railroad Right of way.

Section 20: Lot 4

Section 21: Lots 4, 9, 10 and 11,

EXCEPTING that portion of Lot 9, lying South of Lost River.

ALSO EXCEPTING that portion of Lot 11 lying within the following description: Beginning at 5/8 inch iron pin on the Southwesterly right of way line of the Great Northern Railroad right of way from which the section corner common to Sections 16, 17, 20 and 21, Township 40 South, Range 10 East of the Willamette Meridian bears North 53°48'36" West a distance of 667.31 feet; thence North 44°00'00" West along said right of way 1076.20 feet to a point on the Northerly line of a tract of land described in Volume 360 page 132, Deed Records of Klamath County, Oregon; thence North 73°00'00" West along said Northerly line 276.12 feet to a point on the Southeasterly right of way line of Zukerman road; thence South 33°09'20" West along said Southeasterly right of way line 331.87 feet; thence South 50°47'36" East 292.42 feet to a point on the South line of Section 17, Township 40 South, Range 10 East, Willamette Meridian; thence Southerly along the high water line of Lost River the meander line of which is as follows: South 48°52'32" East 232.66 feet; thence South 52°04'05" East 237.81 feet; thence leaving said highwater line North 63°04'05" East 108.12 feet; thence South 26°20'35" East 105.18 feet; thence South 44°00'00" East 162.43 feet; thence North 78°45'30" East 354.64 feet to the point of beginning.

TOGETHER with an easement 20 feet in width for the purpose of egress and ingress the centerline of which is more particularly described as follows: Commencing at the most Southeasterly corner of the above described parcel; thence North 44°00'00" West 392.41 feet to the point of beginning for this easement; thence South 48°51'55" West 168.04 feet; thence South 70°36'00" West 110 feet.

Section 22: NW¼NW¼; S½NW¼; NW¼SW¼ EXCEPT portion lying Southerly of Hill Road; E½SW¼; W½SE½; SW¼SW¼

Section 23: E½W¼; W½NE½; NW¼SE½

Section 26: NE½NW¼

Section 27: Lots 5, 6, 7, 8 and 9; SE½SE½; N½NW¼; SE½NW¼; W½NE½

MSW  
MC  
NEC

LESS the following: Beginning at a 5/8 inch iron pin marking the northeast corner of the NW $\frac{1}{4}$ NE $\frac{1}{4}$  of said Section 27; thence S 00°33'36" W, along the east line of said NW $\frac{1}{4}$ NE $\frac{1}{4}$  of said Section 27, 1382.64 feet, more or less, to the northerly right of way line of Hill Road, a county road; thence northwesterly along the northerly right of way line of said Hill Road 1300 feet, more or less, to a one-inch iron pin at the intersection of said right of way line with a fence running northeast; thence along said fence and the northeasterly projection thereof N 42°12'33" E 542.46 feet to a one-inch iron pin set in the center of a dirt road; thence leaving said fence line N 35°05'31" E 392.34 feet to a point on the north line of said Section 27, said point being marked by a one-inch iron pin; thence N 89°58'17" E along the said north line of said Section 27, 420.67 feet to the point of beginning, containing 20.1 acres, more or less.

AND ALSO SAVING AND EXCEPTING THEREFROM a parcel of land situated in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ , in Lot 5, and in Lot 6 all being in Section 27, Township 40 South, Range 10 East of the Willamette Meridian, and being more particularly described as follows: Beginning at a point where the South line of said Section 27 intersects the Westerly right of way line of the Burlington Northern Railroad, from which the southeast corner of said Section 27 bears S 89°38'24" E, 1097.43 feet; thence N 28°45'24" W, along said right of way line, 1029.75 feet; thence S 61°14'36" W, 50.00 feet; thence N 28°45'24" W, 655.60 feet; thence along the arc of a 5629.65 foot radius curve to the left (delta equals 01°10'05"), 114.77 feet to the South line of a drainage easement; thence S 57°42' W along the South line of said drainage easement, 275.64 feet, more or less, to a point on the mean high water line of the left bank of Lost River; thence southeast along said mean high water line to a point on the south line of said Section 27; thence S 89°38'24" E, along said South line 751.73 feet, more or less, to the point of beginning, containing 17.03 acres, more or less.

Section 28: Lot 4

EXCEPTING from the above described lands, right of way for Great Northern Railroad as set out in transcript of Decree dated June 6, 1931, recorded November 2, 1931, in Volume 96 page 246, Deed Records of Klamath County, Oregon.

MBW  
ABC  
NEC

PARCEL 2:

TOWNSHIP 40 S. R. 10 E.W.M.

Section 16: S $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 21: E $\frac{1}{4}$ NE $\frac{1}{4}$  and that portion of the NE $\frac{1}{4}$ SE $\frac{1}{4}$  lying Northerly of Hill Road.

SCHEDULE "C"

18218

W. C. RANCH, INC., an Oregon  
corporation

By: *S. Rush Coffin*  
S. Rush Coffin, President

*Nancy Barnes Coffin*  
Nancy Barnes Coffin, Trustee

By: *Michael B. Wray*  
Michael B. Wray, Secretary

*S. Rush Coffin*  
S. Rush Coffin, Special Trustee  
and Co-Trustee

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record .

this 21 day of Dec. A.D. 19 82 at 3:00 PM and  
duly recorded in Vol. M82, of Mtge 18214

Fee \$20.00

EVLYN B. BERN, County Clerk

By: *Joyce McQuinn*