

WARRANTY DEED (CORPORATION)

ANTHONY LAND AND LIVESTOCK, INC.

NEVADA

(State of incorporation)

KETTENBURG LAND & CATTLE CO.

corporation, hereinafter called grantor, conveys to

all that real property situated in KLAMATH County, State of Oregon, described as:

SEE ATTACHED LEGAL DESCRIPTION. "EXHIBIT A"

and covenant(s) that grantor is owner of the above described property free of all encumbrances except

conditions, restrictions and easement of record

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 80,000.00.Signed by authority of the Board of Directors, with the seal of said corporation affixed, this
15 day of MAY, 19 79.

(Corporate Seal)

By [Signature] PresidentBy [Signature] SecretarySTATE OF OREGON, County of KLAMATH ss.MAY 15, 19 79.

Personally appeared Robert Anthony & Lisa D Anthony who, being duly sworn, did say that he is the President & Secretary of ANTHONY LAND & LIVESTOCK, INC. 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 he acknowledged said instrument to be its voluntary act and deed.

Official Seal

Before me:

[Signature]
DONNA K. RICK
NOTARY PUBLIC OREGON
My commission expires: 1/21/83

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (CORPORATION)

ANTHONY LAND & LIVESTOCK, INC.

TO

Kettenburg Land & Cattle Co.

After Recording Return to:

MTC

STATE OF OREGON,)

County of [Signature]) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M. and recorded in book _____ on page _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

Title
By _____ Deputy

That portion of the S $\frac{1}{4}$ SE $\frac{1}{4}$ lying Northerly of the County Road, and the South 200 feet of the N $\frac{1}{4}$ SE $\frac{1}{4}$, Section 13, Township 37 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, EXCEPTING THEREFROM the following:

A parcel of land situated in the South half of Section 13, Township 37 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a $\frac{1}{4}$ inch iron rod from which the Brass Cap Section Corner Common to Sections 13, 18, 19 and 37, said Township and Range bears South 49° 50' 12" East, 2347.98 feet; thence South 03° 08' 03" West, 1086.90 feet to a $\frac{1}{4}$ inch iron rod on the Northerly right of way line of the Algoma County Road; thence along the Northerly right of way line of the Algoma County Road as follows: South 82° 28' 41" West, 121.44 feet to a $\frac{1}{4}$ inch iron rod; thence South 82° 28' 41" West, 207.89 feet to a $\frac{1}{4}$ inch iron rod; thence along the arc of a curve to the left 232.56 feet (central angle 11° 19' 53", radius 1175.92 feet, chord bears South 76° 48' 45" West, 232.18 feet) to a $\frac{1}{4}$ inch iron rod; thence South 71° 08' 48" West, 84.59 feet to a $\frac{1}{4}$ inch iron rod; thence along the arc of a curve to the right 227.32 feet (central angle 39° 41' 45", radius 328.10 feet, chord bears North 89° 00' 20" West, 222.80 feet) to a $\frac{1}{4}$ inch iron rod; thence North 69° 09' 27" West, 662.86 feet to a $\frac{1}{4}$ inch iron rod at the intersection with the Easterly right of way line of U.S. Highway 97; thence leaving said Northerly right of way line North 17° 06' 39" East, 47.10 feet along the said Easterly right of way line to a $\frac{1}{4}$ inch iron rod; thence continuing along said Easterly right of way line North 17° 06' 39" East, 8 feet, more or less, to the high water mark of Klamath Lake; thence leaving said Easterly right of way line in a Northeasterly direction along the high water mark of Klamath Lake to a point from which a $\frac{1}{4}$ inch iron rod bears South 89° 52' 06" East, 13 feet, more or less; thence leaving the high water mark South 89° 52' 06" East, 13 feet, more or less, to a $\frac{1}{4}$ inch iron rod; thence South 89° 52' 06" East, 536.63 feet to a $\frac{1}{4}$ inch iron rod; thence South 89° 52' 06" East, 119.51 feet to the point of beginning.

AND INCLUDING a 30' foot easement along the northerly boundary of the property lying westerly of this parcel purchased under Contract of Sale by Donald E. Cutler and Alberta M. Cutler from Anthony Land & Livestock, Inc., dated the 4th day of October, 1979, and recorded in Klamath County Deed Records. Said easement is for ingress and egress purposes and for the placement of an irrigation and drainage ditch along said easement.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the

10 day of Feb. A.D., 1983 at 4:30 o'clock P M., and duly recorded in

Vol MB3, of Deeds on page 2231.

Fec \$ 8.00

EVELYN DIERNS

COUNTY CLERK

By John M. Dierns deputy