

22801

K-35257  
WARRANTY DEED

Vol. 488 Page 6285

KNOW ALL MEN BY THESE PRESENTS, That Glenn R. Smith

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John R. Wood Trucking, Inc. Profit Sharing Plan, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

See "Exhibit A" attached hereto and incorporated by reference herein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances SUBJECT TO contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the land and that

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 \$ 45,000.00

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 ①, 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 22nd day of April, 1983; 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.

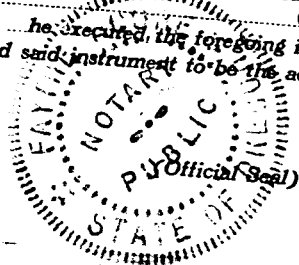
STATE OF OREGON,

County of Klamath

ss.

On this the 22nd day of April

who, being duly sworn (or affirmed), did say that Neal G. Buchanan, 1983 personally appeared Glenn R. Smith, did say that he is the attorney in fact for and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be the act and deed of said principal.



Before me:

Laythe Moore  
my commission expires 8-3-83

(Title of Officer)

Glenn R. Smith c/o Neal G. Buchanan  
210 North Fourth Street  
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Same

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

John R. Wood Trucking, Inc. Profit Sharing Plan  
12310 Williams Highway  
Grants Pass, OR 97536

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

ss.

I certify that the within instrument was received for record on the day of 1983, at o'clock M., and recorded in book reel volume No. on page of as document fee/file/instrument/microfilm No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

By

Deputy

A parcel of land situated in Section 3, T37S, R14E, W.M., Klamath County, Oregon being more particularly described as follows:

Commencing at a 2-inch iron pipe with Brass Cap marking the southeast corner of the SW 1/4 of said Section 3; thence N89°43'28"W, along the south line of said Section 3, 165.00 feet; thence leaving said section line N38°17'00"E, 465.00 feet; thence N57°21'00"E, 2402.00 feet to the POINT OF BEGINNING for this description;

thence N84°32'42"W, 533.34 feet; thence N75°18'34"W, 537.69 feet; thence N66°59'31"W, 679.57 feet to the southeasterly right-of-way line of the Old Bonanza-Bly County Road (Keno Springs Road); thence N36°51'13"E along said right-of-way line, 286.02 feet to the beginning of a curve to the left; thence along the arc of a 340.00 feet radius curve to the left ( $\Delta = 240^\circ 06' 46''$ ); long chord- 240° 7' 50"E, 142.03 feet) 143.09 feet to the end of curve; thence leaving said right-of-way line N79°06'02"E along an old cross fence as described in Deed Volume 170 at page 1767, Klamath County Deed Records, 1252.03 feet; thence South along westerly boundary of that certain property described in Deed Volume 134 at page 419, Klamath County Deed Records, 312.00 feet; thence S13°01'13"E, 870.23 feet to the point of beginning containing 26.76 acres more or less.

Subject to: A powerline right-of-way 100 feet in width across the above described property.

STATE OF OREGON, COUNTY OF KLAMATH; ss.

Filed for record

this 25th day of April A.D. 1983 at 2:25 o'clock P.M., and

duly recorded in Vol. M83, of 0 Deeds on Page 6285.

By EVELYN BIEHN, County Clerk

Fee \$8.00

EXHIBIT A