

This Indenture Witnesseth, THAT NORMAN MILLER ANDERSON and LAVINA A. ANDERSON, husband and wife; and FLOYD OSBORN, hereinafter known as grantor^s for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto THE SOUTHERN OREGON INVESTMENT GROUP, a Co-Partnership consisting of: RAY OWENS and PAT OWENS, husband and wife, and WAYNE SKILES and SHERRY U. SKILES, husband and wife, its successors ~~here~~ and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

PARCEL 2: The NE $\frac{1}{4}$ of Section 1, Township 35 South, Range 12 East of the Willamette Meridian.

EXCEPTING THEREFROM that portion conveyed to A. C. Yaden and Irene V. Yaden by instrument recorded in Deed Volume 321 at page 402, Deed Records of Klamath County, Oregon.

SUBJECT TO: Rights of the public in and to any portion of said premises lying within the limits of any road or highway; Reservations and restrictions as set forth in deed from United States of America to Elva G. Anderson et al, recorded April 6, 1959, in Vol. 311, page 286, Deed Records of Klamath County, Oregon; Easement to divert and convey water, including the terms and provisions thereof, as set forth in Deed recorded May 25, 1960, Deed Vol. 321, page 402, Deed Records of Klamath County, Oregon; modified by Decree filed Nov. 12, 1969, Circuit Court Journal M69, page 6695, Case No. 67-256E; Easements and rights of way of record and those apparent on the land, if any.

NOTE: The assessment roll and the tax roll disclose that the within-described premises were specially assessed as farm land. Taxes for the year 1978-1979 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;

The true and actual consideration for this transfer is \$ 38,750.00 being

The foregoing recitation of consideration is true as I verily believe.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee, its successors ~~here~~ and assigns forever. And the said grantors do hereby covenant to and with the said grantee, its successors ~~here~~ and assigns, that they are the owner s in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 5th day of April 1979

Floyd P. Osborn (SEAL) Norman Miller Anderson (SEAL)
(SEAL) Lavina A. Anderson (SEAL)

STATE OF OREGON, County of Klamath ss. April 3, 1979
Personally appeared the above named NORMAN MILLER ANDERSON and LAVINA A. ANDERSON,
husband and wife; and FLOYD OSBORN,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Weller 2
Notary Public for Oregon.
My commission expires Oct 1982

After recording return to:

David Petty & Wayne Skiles
PO Box 2645
Oakland, CA 94614

Until a change is requested, all tax statements shall be sent to the following name and address:

Ray Owens
1776 Elmhurst
Concord, California 94521

From the Office of
WILLIAM L. SISEMORE
First Federal Bldg.
540 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of April, 1984, at 10:40 o'clock A. M., and recorded in book M84 on page 5529 Record of Deeds of said County.

Witness my hand and seal of County affixed.

EVELYN BIEHN
County Clerk—Recorder
By Pam Smith
Deputy

Fee: \$4.00

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