

This Indenture Witnesseth, THAT DONALD H. KARSCH,

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has bargained and sold, and by these presents do es hereinafter known as grantor for the consideration hereinafter recited, grant, bargain, sell and convey unto LARRY S. FISH,

his heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

PARCEL 1: A tract of land located in the SE $\frac{1}{4}$ and the NE $\frac{1}{4}$ of Section 22, Township 39 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the quarter corner common to Sections 22 and 23; thence due South 43.0 feet; thence South 61°24' West, 376.45 feet; thence North 4°14'10" West, 390.0 feet; thence South 79°43' West, 497.95 feet; thence North 14°44' West, 1255.85 feet; thence North 89°25'45" East, 1168.7 feet to a 3/4" galvanized iron pipe; thence South along the section line between Sections 22 and 23, 1303.0 feet to the point of beginning.

PARCEL 2: Beginning at a point on the North line of the Klamath Falls-Ashland Highway 1627.9 feet Southwesterly from the intersection of the North line of said highway with the East line of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 23, said point being the Southwest corner of a tract of land conveyed to John H. Sundquist, et ux., recorded February 11, 1948 in Vol. 216 at page 507, Deed Records of Klamath County, Oregon; thence North 40°00' West 400 feet to a point; thence Southwesterly parallel to and said Section 23; thence South tracing the West line of Section 23 to a point on the North line of the said Klamath Falls-Ashland Highway; thence Northeasterly tracing the North line of said highway to the point of beginning, all in Section 23, Township 39 South, Range 8 East of the Willamette Meridian.

SUBJECT TO: Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder: Liens and assessments, contracts, water rights, (SEE REVERSE SIDE)

The true and actual consideration for this transfer is \$ 5,000.00 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, his heirs and assigns forever. And the said grantor do es hereby covenant to and with the said grantee, his heirs and assigns, that he is the owner in fee simple of said premises; that they are free from all incumbrances, except as hereinabove set forth, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, he has hereunto set his hand and seal this 27th day of December, 19 84.

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath, ss. December 27, 19 84
Personally appeared the above named Donald H. Karsch

and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Barbara J. Vander

Notary Public for Oregon

My commission expires 6-12-88

After recording return to:

Klamath Falls Federal S & L
540 Main
Klamath Falls, OR 97601

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

DAME

STATE OF OREGON,

County of } 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 Record of Deeds of said County.

Witness my hand and seal of County official.

County Clerk-Recorder

By

Deputy

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

JAN 7 AM 9 58

proceedings, taxes relating to irrigation, drainage and/or reclamation of said lands: and all rights of way for ditches, canals and conduits, if any of the above there may be; Rights of the public in and to any portion of the herein described property lying within the boundaries of public roads or highways: Easements and rights of way of record and those apparent on the land, if any: Trust Deed, recorded December 15, 1980, in Vol. M80 at page 24211, Mortgage Records of Klamath County, Oregon, in favor of Klamath First Federal Savings and Loan Association, as beneficiary: and to a Mortgage and Agreement for Installation of Weatherization and Insulation, recorded Oct. 27, 1981, in Vol. M81 at pge 18693, Mortgage Records of Klamath County, Oregon, to Pacific Power & Light Company, which said Trust Deed and Mortgage and Agreement grantee hereby expressly assumes and agrees to pay and to hold grantor harmless therefrom.

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 7th day of January A.D. 19 85
at 9:53 o'clock A.M. and d.d.
recorded in Vol. M85 of Deeds
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EVELYN BEHN, County Clerk
By [Signature] Deputy
Fee 9.00