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hereinafter called the gr	ntor, for the consideration b	This time of the state of the s
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pertaining, situated in th	County of Klamath	ereditements and appurtenances thereunto belonsing
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SEE LEGAT	DESCRIPTION AS IT APPEA	BS ON THE REVERSE OF THIS DEED.
	tence north 0 to 10	TI YAL OF THIS DEED.
	"This instrument will no	
	od v instrument in view so	t allow use of the property described in this A woll where the property described in this
and an officiant boys		
S <b>S</b> PA primina		in the appropriate city or county
MOI	NTARA	L COMPANY INC.
		LE COMPANY INC
- Onesais	States HUDLORD	
To Have and to He	IT SPACE INSUFFICIENT, CONTIN	UE DESCRIPTION ON BEVERSE SIDE
ADD Said Grantes I.	and and gran	CC and prantas's heirs
shown on the nor	I fee simple of the above grant	tee and grantee's heirs, successors and assigns forever. ad grantee' and grantee's heirs, successors and assigns, bd premises, free from all encumbrances EXCEPT as e of record and annarent when the EXCEPT as
if any, as of the d	e of this deed and those	e of record and apparent upon the land
frantor will merent	Strange and the state of the state	
and demands of all person	The said premises	and every part and parcel thereof advised 41. 1
The true and actua	consideration paid for this tr	ming under the above described encumbrances. ansfer, stated in terms of dollars, is \$ 23,000,00
In construind this de	cate which). (The sentence betwee	dos other property or value given or promised which in the symbols 0, if not applicable, should be deleted. See ORS 93.0 utres) the singular includes the store of the singular sectors of the
changes shall be implied to	d and where the context so requ	en the symbols O, if not applicable should be deleted. See ORS you utres) the singular includes the plural and all grammatic by equally to corporations and to indicid
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if a corporate grantor, it has order of its board of director	s caused its name to be signed a	ly equally to corporations and to individuals. strument this 28 day of 26 day of 19.8 and seal affixed by its officers duly and seal affixed by its officers
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MOUNTAIN TETLE COMPANY INC.

MOUNTAIN TITLE COMPANY INC

A parcel of land situated in the NW? of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, more particularly described as follows: the barry relianization interest troller with

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Beginning at a 1 inch iron pin on the North line of said Section 1, from which the Northwest corner of said Section 1, bears North 89°18'17" West 1227:05 feet; thence South 89°18'17" East along said section line a distance of 430.0 feet to a  $\frac{1}{2}$  inch iron pin; thence South a distance of 410.0 feet; thence North 89°18'17" West a distance of 430.0 feet; thence North 0°19'02" East a distance of 410.0 feet to the point of beginning.

Together with an easement for ingress and egress 16 feet in width, being East of and adjacent to the Westerly boundary of the following described property: A parcel of land situated in the NW<sup>1</sup> of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, more particularly described as follows: Beginning at a point which bears South 89°18'17" East a distance of 1227.05 feet and South 0°19'02" West a distance of 410.00 feet from the Northwest corner of said Section 1; thence South 89°18'17" East a distance of 50.0 feet; thence South 0°19'02" West a distance of 613.26 feet to a  $\frac{1}{2}$  inch iron pin on the centerline of an Old Wagon Road; thence South 59°19'40" West along said centerline a distance of 41.96 feet; thence South 40°10'34" West along said centerline a distance of 21.89 feet; thence North 0°19'02" East a distance of 651.99 feet, more or less to the point of beginning.

ALSO TOGETHER WITH an easement for roadway, 30 feet in width, being 15 feet on each side of the following described centerline: Beginning at a  $\frac{1}{2}$ " iron pin which bears South 89°18'17" East a distance of 1227.05 feet and south 00°19'02" West a distance of 1061,99, feet from the Northwest corner of Section 1, Township 40 South, Range 7 East of the Willamette Meridian; thence South 40? testare 10'34" West a distance of 220.82 feet; thence South 17°13'36" West a distance of 53.01 feet to a 1" iron pin on the Northeasterly line of Oregon Highway No. 66 and centerline terminus.

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SUBJECT TO:

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1. Taxes for the fiscal year 1985-1986, due and payable.

2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

3. Right of Way, including the terms and provisions thereof, given by Fred L. Rutledge to The California Oregon Power Company, dated March 22, 1926, recorded April 8, 1926 in Volume 69, page 140, Deed Records of Klamath County, Oregon. 4. An easement created by instrument; including the terms and provisions thereof, Dated: September 27, 1962

AND Volume: 340, page 453, Deed Records of Klamath County, Oregon

Stain favor of: Pacific Power & Light Company

For: Electric transmission and distribution lines

5. Easement Agreement, including the terms and provisions thereof, between David L. Buckingham and Opal G. Buckingham, husband and wife, and Jackie W. Wegner and Sheri L. Wegner, husband and wife, dated August 11, 1977, recorded August 17, 1977 in Volume M77, page 15020, and re-recorded October 20, 1977 in Volume M77, page 20170, Microfilm Records of Klamath County, Oregon.

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6. Agreement for ingress and egress, including the terms and provisions thereof, dated February 21, 1983, recorded February 21, 1984 in Volume M84, page 2713, station of a second Microfilm Records of Klamath County, Oregon.

7. Contract of Sale, including the terms and provisions thereof, by and between Jackie W. Wegner and Sheri L. Wegner, husband and wife as sellers and Steve Kiesel 0 160 and Toni L. Kiesel, husband and wife as buyers, dated February 28, 1984 and recorded February 28, 1984 in Volume M84, page 3141, Microfilm Records of Klamath County, Oregon GRANTEES APPEARING ON THE REVERSE OF THIS DEED AGREE TO ASSUME SAID CONTRACT SANG 3 MIL AND TO PAY SAID CONTRACT IN FULL, AND FURTHER AGREE TO HOLD GRANTORS HARMLESS THEREFROM. Demny 

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## STATE OF OREGON: COUNTY OF KLAMATH: 55.

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SIALE OF OREGON	COUNTY OF KLAMATH:	SS.		
Filed for record at re of November	equest of			th day
of <u>November</u>	A.D., 19 85 at 8	51 o'clock <u>A</u> M., and	duly recorded in Vol 7865	M85
¢12.00		on Page Evelyn Biehn	County Cierk	0-1.
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