

THIS INDENTURE WITNESSETH, That SUESS BUILDERS CO., a Washington corporation, herein called "grantor", in consideration of ONE HUNDRED SEVENTY-EIGHT THOUSAND TWO HUNDRED AND NO/100 ----- Dollars to it paid, has bargained and sold and by these presents does grant, bargain, sell and convey to EDWARD J. WHITE and KITTY L. WHITE, husband and wife, herein called "grantees", their heirs and assigns forever, the following-described premises, situated in Klamath County, State of Oregon:

Parcel 1: Beginning at a point which is S. 89°18' E. a distance of 1141.5 feet along the Northerly line of Main Street from the Southeasterly corner of Block 57, Second Hot Springs Addition to the City of Klamath Falls, Oregon; thence N. 0°42' E. a distance of 174 feet, more or less, to a point which is 20 feet distant Southwesterly at right angles from the Southwesterly line of the U. S. Reclamation Service Main Canal right of way; thence in a Northwesterly direction and parallel with the Southwesterly line of said canal right of way and 20 feet distant at right angles therefrom a distance of 83 feet, more or less, to a point; thence S. 0°42' W. a distance of 191.25 feet, more or less, to a point on the Northerly line of Main Street; thence S. 89°18' E. a distance of 79.3 feet to the point of beginning, lying and being in the unplatted portion of Williams Addition to the City of Klamath Falls, Oregon. Less that portion deeded to A. A. Soule and Eva Soule by Klamath County, as recorded in Volume 173, Page 459, more particularly described as follows: Beginning at a point which is S. 89°18' E. a distance of 1067.2 feet along the Northerly line of Main Street from the Southeasterly corner of Block 57, Second Hot Springs Addition to the City of Klamath Falls, Oregon; thence N. 0°42' E. a distance of 185.75 feet, more or less, to a point which is 20 feet distant Southwesterly at right angles from the Southwesterly line of the U. S. Reclamation Service Main Canal right of way; thence in a Northwesterly direction and parallel with the Southwesterly line of said canal right of way and 20 feet distant at right angles therefrom a distance of 5.18 feet to the Northeast corner of that piece of land deeded to Eva Soule by Herbert Lang and Jennie Lang, as recorded in Volume 105, Page 47; thence S. 0°42' W. a distance of 187.15 feet, more or less, to a point on the Northerly line of Main Street; thence S. 89°18' E. along the Northerly line of Main Street a distance of 5.0 feet to the point of beginning, lying and being in the unplatted portion of Williams Addition to the City of Klamath Falls, Oregon, and in the S½SE¼SW¼, Section 28, Township 38 S., R. 9 E.W.M.

ALSO INCLUDING THE FOLLOWING: Beginning at a point which is S. 89°18' E. a distance of 1141.5 feet along the Northerly line of Main Street from the Southeasterly corner of Block 57, Second Hot Springs Addition to the City of Klamath Falls, Oregon; thence N. 0°42' E. a distance of 129.45 feet to the true point of beginning; thence S. 89°18' E. a distance of 99.06 feet, more or less, to a point which is 20 feet distant Southwesterly at right angles from the Southwesterly line of the U. S. Reclamation Service Main Canal right of way; thence in a Northwesterly direction and parallel with the Southwesterly line of said canal right of way and 20 feet distant at right angles therefrom along the arc of a 224.62 feet radius curve to the left, whose long chord bears N. 65°49' W. a distance of 68.8 feet; thence continuing 20 feet distant at right angles

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from said canal right of way N. 74°36' W. a distance of 37.3 feet to the Northeast corner of that piece of land deeded to Emma Lightfoot by L. L. Low, as recorded in Volume 107, Page 618; thence S. 0°42' W. a distance of 36.8 feet to the point of beginning, lying and being in the unplatted portion of Williams Addition to the City of Klamath Falls, Oregon, and in the S½SE¼SW¼, Section 28, Township 38 S., R. 9 E.W.M., TOGETHER with vacated alley way adjacent to said property on the North, said alley way lying between North line of above premises and the Southerly boundary of United States Bureau of Reclamation "A" Canal.

Parcel 2: Beginning at a point which is S. 89°18' E. a distance of 1248 feet Easterly along the Northerly line of Main Street from the Southeast corner of Block 57, Second Hot Springs Addition to Klamath Falls, Oregon; thence in a Northerly direction and at right angles to Main Street and parallel to Mortimer Avenue a distance of 118.3 feet to a point which is 20 feet distant Southwesterly at right angles from the Southwesterly line of the U.S.R.S. Canal right of way; thence Southeasterly and 20 feet from the U.S.R.S. Canal right of way to a point on the Northerly line of Main Street 105.2 feet Easterly from the point of beginning; thence Westerly along the Northerly line of Main Street 105.2 feet to the place of beginning, lying and being in the unplatted portion of Williams Addition to the City of Klamath Falls, Oregon, and in the S½SE¼SW¼, Section 28, Township 38 S., R. 9 E.W.M. (and described in that certain deed by The Klamath Development Co. to T. D. Jordan recorded in the office of the Clerk of Klamath County on February 26, 1923, in Volume 58, Page 574). TOGETHER with the vacated alley lying Northerly and Easterly of and adjoining the herein-described property, as disclosed by Vacation Ordinance No. 5526, recorded April 25, 1966, in Book M-66, Page 3643.

ALSO that portion of a vacated alley, as disclosed by Vacation Ordinance #5526, recorded April 25, 1966, in Book M-66, Page 3643, Microfilm Records, lying Northerly of the following-described property: Beginning at a point S. 89°18' E. a distance of 1205.4 feet from the Southeast corner of Block 57, Second Hot Springs Addition to the City of Klamath Falls, Oregon; thence N. 0°42' E. a distance of 129.45 feet; thence S. 89°18' E. a distance of 21.5 feet; thence in a Southerly direction 23.2 feet, more or less, parallel with the Southerly line of the U. S. Canal right of way to a line parallel with West line of property; thence S. 0°42' W. a distance of 118.3 feet; thence N. 89°18' W. a distance of 42.6 feet to the point of beginning, all lying in the S½SE¼SW¼, Section 28, Township 38 S., R. 9 E.W.M.,

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD said premises unto grantees, their heirs and assigns forever. Said grantor does covenant to and with said grantees, their heirs and assigns, that it is the owner of said premises, being lawfully seized in fee simple thereof; that said premises are free from

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all encumbrances, and that it and its successors and representatives will warrant and defend the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$178,200.00.

IN WITNESS WHEREOF, SUESS BUILDERS CO., pursuant to a resolution of its Board of Directors, has caused these presents to be signed by its President and Secretary this 7 day of February, 1976.

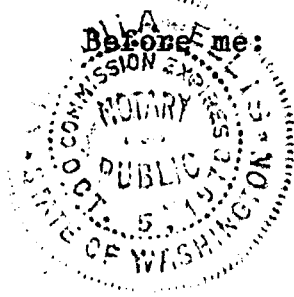
SUESS BUILDERS CO.

By x Robert Suess
President

By x Margaret A. Hinsemann
Secretary

STATE OF Washington }
County of King } ss. February 9, 1976

Personally appeared C. Robert Suess and Margaret A. Hinsemann, who, being first duly sworn, did say that they are the President and Secretary, respectively, of SUESS BUILDERS CO., a Washington corporation, and that the foregoing Deed was signed in behalf of said corporation by authority of its Board of Directors; and they acknowledged said Deed to be its voluntary act and deed.



Virginia Ellis
NOTARY PUBLIC FOR Klamath

My commission expires 5-1-78

Ret. A.T.C.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 10th day
of December A.D., 19 85 at 3:29 o'clock P M., and duly recorded in Vol. M85
of Deeds on Page 20074.

FEE \$13.00

Evelyn Biehn, County Clerk
By [Signature]

Warranty Deed - 3)