

OK

68038

BARGAIN AND SALE DEED

Vol. 148 Page 20465

KNOW ALL MEN BY THESE PRESENTS, That

LMJ Cattle Company, a partnership, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Roger Nicholson Cattle Company, an Oregon Corporation,
hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the
tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County
of Klamath, State of Oregon, described as follows, to-wit:

Refer to attached legal description

(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.
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$210,000.00

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 ©, 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 10th day of November, 1986;
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.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND
USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING
THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE
PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR
COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

(If the signer of the above is a corporation,
use the form of acknowledgment opposite.)

STATE OF OREGON,

(ORS 194.570)

County of Klamath ss.

STATE OF OREGON, County of ss.

The foregoing instrument was acknowledged before
me this November 10, 1986 by

The foregoing instrument was acknowledged before me this
19, by

James Robert Owens and Lauren Peter
Owens and James Peter Owens as conservator for
LMJ Cattle Company

president, and by
secretary of

(SEAL)

My commission expires: 7/13/89

a corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires:

(SEAL)

(If executed by a corporation,
affix corporate seal)

LMJ Cattle Company

STATE OF OREGON,

County of ss.

I certify that the within instru-
ment was received for record on the
day of 19, at o'clock M., and recorded
in book/reel/volume No. on
page or as fee/file/instru-
ment/microfilm/reception No.
Record of Deeds of said county.
Witness my hand and seal of
County affixed.

SPACE RESERVED
FOR
RECORDER'S USE

NAME TITLE

By Deputy

GRANTOR'S NAME AND ADDRESS

Roger Nicholson Cattle Company

P.O. Box 458

Fort Klamath, Oregon 97626

GRANTEE'S NAME AND ADDRESS

After recording return to:

Per Grantee

NAME, ADDRESS, ZIP

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

Per Grantee

NAME, ADDRESS, ZIP

86 NOV 10 PM 4 39

20466

DESCRIPTION

The following described property all situated in Township 33 South Range 7½ East of the Willamette Meridian, Klamath County, Oregon.

SECTION 20: S½SW½

SECTION 29: W½NE½; NW½; N½SW½; and NW½SE½

SECTION 30: Beginning at the Southwest corner of the NW½ of the NE½ Section 30, thence North 60 feet; thence East parallel with the South line of the N½ of the NE½ of said Section 30, 2640 feet more or less, to the East line of said Section 30; thence South 60 feet to the Southeast corner of the NE½ of the NE½ of Section 30; thence West along the South line of the N½ of the NE½ of said Section 30, 2640 feet more or less to the place of beginning, and being a strip of land 60 feet in width off the South side of the N½ of the NE½ of said Section 30.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ 10th day
of _____ November _____ A.D., 19 86 at 4:39 o'clock P M., and duly recorded in Vol. _____ M86
of _____ Deeds on Page 20465.

FEE \$14.00

Evelyn Biehn, County Clerk
By _____