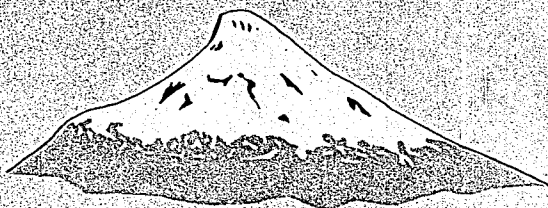


KNOW ALL MEN BY THESE PRESENTS, That Elnora A. LEONARD & ALVERA M. MOERER

as tenants in common

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WAYNE L. NEUBERT & KARINE NEUBERT, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.



MOUNTAIN TITLE COMPANY

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances EXCEPT those of record and apparent upon the land, if any, as of the date of this deed,

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 92,000.00

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 22nd day of September, 1988 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.

(If executed by a corporation, affix corporate seal)

Elnora A. Leonard

Alvera M. Moerer

STATE OF OREGON,

County of Klamath

STATE OF OREGON, County of _____, 19____ ss.

Personally appeared _____ and

who, being duly sworn,

each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

Personally appeared the above named

Elnora A. Leonard &

Alvera M. Moerer

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

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 8-16-92

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Elnora A. Leonard & Alvera M. Moerer
8601 E. Old Spanish Trail #501
TUSCON, AZ 85710
GRANTOR'S NAME AND ADDRESS

WAYNE L. NEUBERT & KARINE NEUBERT

P.O. Box 29

Keno, OR 97627

GRANTEE'S NAME AND ADDRESS

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

NAME, ADDRESS, ZIP

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 _____ or as file/reel number _____

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

SPACE RESERVED FOR RECORDER'S USE

15798

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situated in the SE1/4 SE1/4 of Section 25, Township 39 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron pin marking the intersection of the West line of said SE1/4 SE1/4 with the Southerly right of way line of Clover Creek Road, a county road, thence South 56 degrees 29' 11" East along said right of way, 436.15 feet to a 5/8" iron pin marking the true point of beginning; thence leaving said right of way line South 38 degrees 20' 44" West, 290.32 feet to an iron pin; thence South 41 degrees 43' 19" East, 362.04 feet to a 5/8" iron pin on the Northerly right of way line of a public road; thence North 71 degrees 21' 54" East 171.41 feet; thence North 34 degrees 45' 25" East 246.26 feet to a 5/8" iron pin on the Southerly right of way of Clover Creek Road, thence North 56 degrees 29' 11" West 436.15 feet to the true point of beginning, with bearings based on Survey No. 2869 as filed in Klamath County, Oregon.

Tax Account No.: 3907 025D0 02200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co.
of Sept. A.D., 1988 at 4:12 o'clock P. M., and duly recorded in Vol. 22nd day
of Deeds on Page 15797 M88
Evelyn Biehn
By Candace Mullins County Clerk

FEE \$13.00