

For value received, the undersigned Assignee, hereby assigns to WESTERN BANK, with right of reassignment, all of the Assignee's right, title and interest in and to that certain Lease dated January 28, 1965, between John D. and Rena Boito as Lessor, and Humble Oil & Refining Company as Lessee, with regard to the premises located at 4532 South Sixth Street, Klamath Falls, OR 97603. Assignee's interest in the above described lease has been obtained via that certain Assignment of Lease dated March 22, 1977 with EXXON Corporation as the Assignor and Batsell Brothers' Oil Company, a partnership composed of Richard R. Batsell and Larry D. Batsell as Assignee.

BATSELL BROTHERS' OIL COMPANY

BY: Richard R. Batsell PartnerBY: Larry D. Batsell Partner

See attached legal description.

STATE OF OREGON,

County of Klamath

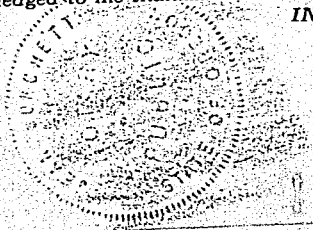
} ss.

FORM NO. 23 — ACKNOWLEDGMENT  
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 7th day of October, 1988, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Richard R. Batsell and Larry D. Batsell

known to me to be the identical individuals... described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



Jean Burdick  
Notary Public for Oregon.

My Commission expires 2-26-91

Return: Western Bank  
P.O. Box 669  
Klamath Falls, Or. 97601

88 OCT 12 AM 10 27

EXHIBIT A

The real property is described as follows:

Lots 1, 2, 3, 4, 5, and 6, and the northerly one-half of the adjacent vacated alley, block 2, St. Francis Park subdivision, situated in the SW 1/4 of section 2 T39S, R9EWM, Klamath County, Oregon, according to the duly recorded plat thereof;

Beginning at a 5/8 inch iron pin marking the northeast corner of Lot 1, Block 2, said subdivision, said point being the intersection of the southerly right-of-way line of South Sixth Street with the Westerly right-of-way line of Gettle Street; thence S89°53' W along the southerly right-of-way line of South Sixth Street and along the northerly line of said Lots 1, 2, 3, 4, 5, and 6 (the bearing of this line is S89°43'30" W by Oregon State Highway Department maps) a distance of 150.00 feet to a one-half inch iron pin on the northwest corner of said Lot 6; thence S00°20' W along the westerly line of said Lot 6 and along the southerly extension of said line (the bearing of this line is S00°13' W according to the official plat thereof) a distance of 145.00 feet to a 5/8 inch iron pin in the centerline of the vacated alley in said Block 2; thence N89°53' E along the centerline of said vacated alley a distance of 150.00 feet to a 5/8 inch iron pin at the intersection of the centerline of said vacated alley with the westerly right-of-way line of Gettle Street; thence N00°20' E along the westerly right-of-way line of Gettle Street (the bearing of this line is N00°13' E according to the official plat thereof) a distance of 145.00 feet to the point of beginning.

TOGETHER with the interest of the Lessors in all roads, streets and alleys adjoining said land.

The Lease hereby assigned is that certain Lease dated April 21, 1965, as amended by instrument dated June 8, 1965, between John D. Boito and Rena Boito as Lessor, and Humble Oil and Refining Company as Lessee, a Memorandum of which was recorded on June 11, 1965 in Volume 362 of Deeds, page 267, Records of Klamath County, State of Oregon. Lessee's interest in said Lease has been acquired by mense assignments by EXXON Corporation.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Western Bank the 12th day of Oct. A.D., 19 88 at 10:27 o'clock AM., and duly recorded in Vol. M88, of Deeds on Page 17117.

Evelyn Biehn County Clerk

By Pauline M. Mendenhall

FEE \$13.00