

## ABSTRACT OF INVENTORY

The Decedent's name and address: JAMES A. BUNNELL aka J. A. Bunnell and James Albert Bunnell

Court and Probate No.: Klamath County Circuit Court #88-79 PR

Personal Representative's name and address: ELIZABETH L. OTTOMAN, HC 62, Box 43 B, Merrill, Oregon 97633 and SHIRLEY A. MICKA, HC 62, Box 43 A, Merrill, Oregon 97633

Attorney's name and address: J. Anthony Giacomini, Giacomini & Knieps, 635 Main Street, Klamath Falls, Oregon 97601

The following real property situate in Klamath County, Oregon:

A parcel of land situated in the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 11, Township 41 South, Range 11 E.W.M., in Klamath County, Oregon, being more particularly described as follows: Beginning at a 5/8 inch iron pin in the East right of way boundary of the Adams Point County Road, as the same is presently located and constructed from which the monument marking the Southwest corner of Sec. 11, T. 41 S., R. 11 E.W.M., bears N. 89°57'10" W. 30.0 feet and S. 0°02'50" W. 251.75 feet distant; thence N. 0°02'50" E. along the Easterly right of way boundary of said County Road 475.20 feet to an iron pin at its intersection with the Southwesterly right of way boundary of the Burlington-Northern Railroad; thence along said Railroad right of way S. 61°34'10" E. 389.7 feet to a point; thence along a circular curve to the left (which has a central angle of 0°40'40", a radius of 5929.65 feet, and a long chord which bears S. 61°54'34" E. 70.38 feet) a distance of 70.4 feet to a 5/8 inch iron pin; thence continuing along a circular curve to the left (which has a central angle of 5°55'50", a radius of 5929.65 feet, and a long chord which bears S. 65°13'00" E. 613.75 feet) a distance of 613.80 feet to a 5/8 inch iron pin; thence leaving said Railroad right of way, N. 89°57'10" W. 962.4 feet, more or less, to the point of beginning, containing 4.96 acres, more or less.

SAVINGS AND EXCEPTING THE FOLLOWING DESCRIBED PARCEL: Beginning at a 5/8 inch iron pin at the intersection of the southwesterly right of way line of the Burlington Northern Railroad and the East right of way line of the Adams Point Road, as the same is presently located and constructed, from which the monument marking the southwest corner of Section 11, T. 41 S.R. 11 E.W.M. bears N. 89°57'10" W. 30.00 feet and S. 0°02'50" W. 726.95 feet distant; thence S. 61°34'10" E. along the southwesterly right of way line of said railroad 380.7 feet to a point; thence along a circular curve to the left (having a central angle of 0°40'40", a radius of 5929.65 feet, and a long chord which bears S. 61°54'34" E. 70.38 feet) a distance of 70.4 feet to a 5/8 inch iron pin; thence S. 89°41' W. along an existing fence 405.0 feet to a 5/8 inch iron pin on the East right of way line of the Adams Point Road; thence N. 0°02'50" E. along said right of way 221.0 feet to the point of beginning.

## AND FURTHER EXCEPTING:

Parcel One: Beginning at a point on the Easterly right of way boundary of the Adams Point County Road from which the Southwest corner of Section 11, T. 41 S. R. 11 E.W.M. bears N. 89°57'10" W. 30.00 feet and S. 0°02'50" W. 505.95 feet distant; thence N. 89°41' E. along the Northerly boundary of Tax Lot 87-2 405.0 feet to a point on the southerly right of way boundary of the Burlington-Northern Railroad as the same is presently located and constructed; thence along a circular curve to the left which has a deflection angle of 1°11'50", a radius of 5929.65 feet, a long chord which bears S. 62°51' E. 123.90 feet, a distance of 123.96 feet to an iron pin set during county Survey No. 3087; thence S. 0°54'15" W. 33.45 feet to a point, thence around a circular curve to the right which has a deflection angle of 1°11'50", a radius of 5959.65 feet, and a long chord which bears N. 62°51' W. 131.36 feet, a distance of 131.42 feet; thence S. 89°41' W. parallel to, and 30.0 feet distant from, the northerly line of said Tax Lot 87-2 397.67 feet, more or less, to the easterly right of way boundary of the Adams Point County Road; thence N. 0°02'50" E. 30.0 feet to the point of

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beginning.

beginning.

Parcel Two: Beginning at a 5/8 inch iron pin from which the southwest corner of Section 11, T. 41 S., R. 11 E.W.M. bears N. 89°57'10" W. 542.50 feet and S. 0°02'50" W. 251.75 feet distant; thence N. 0°54'15" E. 200.28 feet to a 5/8 inch iron pin on the Southwesterly right of way line of the Burlington-Northern Railroad, as the same is presently located and constructed; thence following said southwesterly right of way line along a circular curve to the left (having a central angle of 4°44'00", a radius of 5929.65 feet, and a long chord which bears S. 65°48'55" E. 489.72 feet) a distance of 489.84 feet to a 5/8 inch iron pin; thence, leaving said Railroad right of way, N. 89°57'10" W. 449.90 feet to the point of beginning. (Assessor's Account No. 106502) TOGETHER WITH 1972 Sunnybrook Mobile Home, serial #30414, Oregon license No. X 879242 (Assessor's No. 39256).

DATED: Dec. 22, 1988

*Elizabeth L. Ottoman*  
Elizabeth L. Ottoman

Elizabeth L. Ottoman

Shirley A. Micka  
Shirley A. Micka

Shirley A. Micka

STATE OF Oregon )  
COUNTY OF Klamath ) ss.

COUNTY OF Klamath,  
 The foregoing instrument was acknowledged before me this 22nd day  
 of December 1983, by

(SEAL)

C. Barnes  
C. BARNES  
NOTARY PUBLIC OREGON  
My Commission Expires 9-6-92

  
Notary Public

My Commission expires: 9-6-92

**WHEN RECORDED MAIL TO:**

**Giacomini & Knieps**  
Attorneys at Law  
635 Main Street  
Klamath Falls, Oregon 97601

## MAIL TAX STATEMENTS TO:

ELIZABETH L. OTTOMAN  
SHIRLEY A. MICKA  
HC 62, Box 43 A  
Merrill, Oregon 97633

(Don't use this space; reserved for recording label in countries where used.)

## STATE OF OREGON

**SS**

County of     Klamath    

I certify that the within instrument was received for record on the 27th day of Dec., 1988, at 3:35 o'clock PM and recorded in book M88 on page 21977 or as filing fee number 95314, Record of Deeds of said County.

Witness my hand and seal of County  
affixed.

Evelyn Biehn

County Clerk \_\_\_\_\_ Title \_\_\_\_\_

By A. Sullivan Mullins Deputy

Fee \$13.00