

WHEREAS, the Circuit Court for the State of Oregon for Klamath County, did on the 13th day of June, 1988, make and enter a decree of foreclosure in favor of the State of Oregon, represented and acting by the Director of Veterans' Affairs, against Donald E. Knoles and Mable L. Knoles, et al, foreclosing them of all their right, title, estate, lien or interest in or to the premises hereinafter described or any portion thereof, on which decree a writ of execution in foreclosure was issued, dated the 30th day of June, 1988, directed to the Sheriff of said county to execute; and by virtue of said execution in foreclosure the lands hereinafter described were struck off and sold to the State of Oregon, represented and acting by the Director of Veterans' Affairs, it being the highest and best bidder therefore, on the 17th day of August, 1988, and the time and place thereof having been duly advertised according to law. Said sale having been confirmed on the 23rd day of September, 1988.

WHEREAS, the said Sheriff thereupon made and issued the usual certificate of the said sale in due form of law and delivered it to said purchaser.

WHEREAS, more than six months have elapsed since the date of said sale and no redemption has been made of the premises so sold as aforesaid, by or on behalf of the above-named defendants, or by or on behalf of any other person. And no notice of intention to redeem has been given by any lien holder, creditor or other person entitled to redeem, as provided by law.

NOW, THEREFORE, KNOW ALL BY THIS DEED, that I, ~~Don E. Knoles~~ Carl R. Burkhart, Sheriff of Klamath County, Oregon, in consideration of the premises, have granted, bargained and sold, and do hereby grant, bargain, sell, and convey to the State of Oregon, represented and acting by the Director of Veterans' Affairs, its successors and assigns, the following-described tract or tracts of land, to wit:

PARCEL 1:

The North 256 feet of Lot 1, Section 17, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Lots 1 and 2, Section 8, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

And a portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 8, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Commencing at the Northwest corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 8, Township 40 South, Range 10 East of the Willamette Meridian; thence South along the West line of said quarter section a distance of 10 rods; thence East parallel with the North line of said quarter section a distance of 40 rods; thence South parallel with the West line of said quarter section 8 rods; thence East of said quarter section; thence North 18 rods to the Northeast corner of said quarter section; thence West along the North line of said quarter section to the point of beginning.

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PARCEL 2:

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The North 256 feet of the NW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 17, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 8, Township 40 South, Range 10 East of the Willamette Meridian, EXCEPT the following portion thereof: Commencing at the Northwest corner of said SW $\frac{1}{4}$ SW $\frac{1}{4}$ , Section 8, Township 40 South, Range 10 East of the Willamette Meridian; thence South along the West line of said quarter section, a distance of 10 rods; thence East parallel with the North line of said quarter section, a distance of 40 rods; thence South parallel with the West line of said quarter section, 8 rods; thence East parallel with the North line of said quarter section, 40 rods to the East line of said quarter section; thence North 18 rods to the Northeast corner of said quarter section; thence West along the North line of said quarter section to the place of beginning.

Except that property previously released to wit:

Beginning at a point on the North line of said Section 17 from which the Northwest corner of said Section 17 bears N89°49'21"W, 30.00 feet; thence S00°05'09"E parallel to the West Line of said Section 17, 256.00 feet; thence S89°49'21"E parallel to the North Line of said Section 17, 2379 feet more or less to the Mean High Water Line of Lost River; thence northerly on said Mean High Water Line the following courses and distances: N15°12'02"E, 324.30 feet; N09°32'48"E, 223.70 feet; N16°32'48"W, 370.44 feet; and N25°02'09"W, 424.66 feet; thence leaving said Mean High Water Line, N89°49'21"W 2211.42 feet to a point lying 30.00 feet east of the West Line of said Section 8; thence S00°16'30"W parallel to the West Line of said Section 8, 1016.92 feet to the point of beginning containing 70.22 acres more or less.

Tax Account No. 0097344 R  
0097326 R

TO HAVE AND TO HOLD the above-described premises, with all the appurtenances thereunto belonging, to the State of Oregon, represented and acting by the Director of Veterans' Affairs, its successors and assigns, forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$115,000.

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 the fee title to the property should check with the appropriate city or county planning department to verify approved uses.

WITNESS my hand and seal this 3rd day of March, 1989.

By David L. Smith  
Deputy

Sheriff of Klamath County, Oregon

STATE OF OREGON )  
County of Klamath ) ss

Before me, a Notary Public, personally appeared the within-named DAVID L. SMITH, Deputy Sheriff of Klamath County, Oregon, and as such Sheriff, acknowledged the foregoing deed to be his voluntary act.

WITNESS my hand and seal the day and year last above written.

Helen Coleman

Notary Public for Oregon  
My Commission Expires: 11-11-89

After recording, return to:

Department of Veterans' Affairs  
Attention Foreclosures Section  
700 Summer Street, NE  
Salem, OR 97310-1201

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

Department of Veterans' Affairs  
Tax Division  
700 Summer Street, NE  
Salem, OR 97310-1201

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Sheriff of Klamath County  
on this 9th day of March A.D., 1989  
at 9:16 o'clock A M. and duly recorded  
in Vol. M89 of Deeds Page 4024  
Evelyn Biehn County Clerk  
By Pauline Muckendare  
Deputy.

Fee. none

File No. F15602