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WARRANTY DEED

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(ATTACH TO WARRANTY DEED)

The conveyance made by this instrument is made excluding 20% of any gross income paid or payable to Walter G. Seput, Jr., his successors and assigns, to the extent that said gross income is the result of and generated by the mining of any minerals located on or under the real property conveyed by this deed.

7905

The reservation of mineral rights and income generated thereby, which reservation is set forth in the preceding paragraph is for a term of 30 years from the date hereof. Thereafter, reservation shall expire and be of no further force and effect.

Notwithstanding anything contained in this deed or any other instrument, all determinations of whether and where to mine or extract any minerals located on or under the Property conveyed hereby, and all decisions regarding ingress and egress are vested in Walter G. Seput, Jr., and his successors and assigns.

Order No: 21297-K

EXHIBIT "A" LEGAL DESCRIPTION

Lot 2 in Block 1 Tract 1118, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

That portion of SE1/4 SE1/4 lying East of Sprague River, Section 25, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

S1/2 SE1/4, NE1/4 SE1/4, Section 36, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

That portion of NE1/4 lying East of Sprague River, Section 36, Township 34 South, Range 8 East of the Willamette Meridian.

S1/2 SE1/4 of Section 31 Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, NE1/4 SW1/4 SW1/4 SW1/4 of Section 32 Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, E1/2 SE1/4 SW1/4 SW1/4 SW1/4 of Section 32 Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, W1/2 SW1/4 SE1/4 SW1/4 SW1/4 of Section 32 Klamath County, Oregon, W1/2 SW1/4 SE1/4 SW1/4 SW1/4 of Section 32 Township 34 South, Range 9 East of the Willamette Meridian, Klamath Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, E1/2 NW1/4 SW1/4 SW1/4 of Section 32 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

SE1/4 NW1/4 and SW1/4 NE1/4 lying Southerly of Sprague River in Section 31 and Lots 2, 3, 4, and E1/2 SW1/4, SE1/4 NE1/4, N1/2 SE1/4, Section 31; S1/2 S1/2 NW1/4 SW1/4 less that portion lying East of Sprague River, S1/2 N1/2 S1/2 NW1/4 SW1/4 less that portion lying East of Sprague River of Section 32, all in Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

A tract of land situate in Sections 31 and 32, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

From the quarter corner common to Sections 30 and 31, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, South along the center section line of Section 31 marked by an established fence 1/4 mile; thence East along an established fence 150 feet to the center of the Sprague River, the point of beginning of this survey; thence upstream along the center line of the Sprague River North 33 degrees 16' East 382.84 feet; thence North 46 degrees 28' East 560 16' East 382.84 feet; thence North 46 degrees 15' East degrees 34' East 435 feet; thence North 60 degrees 15' East 201.53 feet; thence North 30 degrees 26' East 92.78 feet along the center line of the Sprague River to the North line of (continued)

7906

(Legal description continued)

Indian Allotment No. 547; thence along the North line of Indian Allotment No. 547, Section 31, East 918 feet; thence continuing up the Sprague River South 28 degrees 44' East 176.81 feet; thence South 21 degrees 40' East 685.1 feet; thence South 9 degrees 07' West 220 feet; thence South 29 degrees 29" West 370 feet to a fence crossing the Sprague River; thence along an established line of fence West 2697 feet to the point of beginning."

All that portion of the N1/2 NW1/4 SW1/4, and the N1/2 N1/2 S1/2 NW1/4 SW1/4, and the SW1/4 NW1/4 of Section 32, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying Westerly of the Sprague River.

The NE1/4 of Section 1 Township 35 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying Northerly of Sprague River Road.

Lots 1, 2, 3, 4, 5 and SE1/4 NW1/4 of Section 6 Township 35 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No: 3408 02500 01199 3408 02500 01300 3408 03600 00100 3408 03600 02600 3408 03600 02600 3408 03600 02900 3508 00100 00100 3409 00000 03300 3409 00000 03600 3409 03200 00300 3409 03200 00400 3409 03200 00400 3409 03200 00400 3409 03200 00400 3409 03200 00800 3509 00600 00100 3509 00600 00200

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed	for record at	request of Mountain must
of	May	A.D., 19 89 at 4:46 o'clock PM., and duly recorded in Vol. M89
		of Deed:3 OCIOSK P.M., and duly recorded in Vol 089,
FEE	\$23.00	Evelyn Biehn Court Charl
		By Dauline Mullenglase