

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That DONALD R. MANNING and LILLIAN V. MANNING, hereinafter called the grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto RICHARD N. BELCHER and O-JA BELCHER, husband and wife, hereinafter called the grantee, unto grantee's heirs, successors and assigns all of that certain real property, with the tenements, hereditaments and appurtenances there unto belonging or in anywise appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

See attached Exhibit "A".

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$15,000.00. * ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ * The sentence between the symbols *, if not applicable, should be deleted. See ORS 93.030.

In construing this deed and where the context so requires, the singular includes the plural and the grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

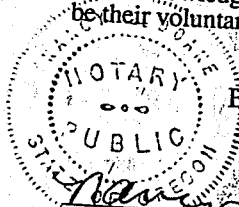
In Witness Whereof, the grantor has executed this instrument this 5th day of April, 1989; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

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.

Donald R. Manning
Lillian V. Manning

STATE OF OREGON

County of Klamath

April 5, 1989Personally appeared the above named
Donald R. and Lillian V. Manningand acknowledge the foregoing instrument to
be their voluntary act and deed.

Before me.

NOTARY PUBLIC FOR OREGON

My Commission Expires: 11-1-91

STATE OF OREGON

County of Klamath

_____, 19____

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 _____, a corporation, and that the said 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 acknowledge said instrument to be is voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON
My Commission Expires: _____

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume _____, page _____, or as fee/file/instrument/microfilm/reception No. _____, Record of Mortgages of said County. Witness my hand and seal of County affixed.

Name _____

Title _____

By _____

Deputy _____

=====

Donald R. Manning and Lillian V. Manning
P. O. Box 365
Bonanza, OR 97623

Grantor's Name and Address

Richard N. Belcher & O-Ja Belcher
815 Washburn Way
Klamath Falls, OR 97603

Grantee's Name and Address

After recording return to:

Richard N. Belcher
815 Washburn Way
Klamath Falls, OR 97603

Name, Address, Zip

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

Richard N. Belcher & O-Ja Belcher
815 Washburn Way
Klamath Falls, OR 97603

Name, Address, Zip

BARGAIN AND SALE DEED

Exhibit "A"

The following described real property situate in the County of Klamath, State of Oregon, to-wit:

A tract of land situated in the SW 1/4 of Section 21, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the intersection of the East right of way line of Tingley Road, also known as Midland Road, and the Northeasterly right of way line of the C-4-E lateral, from which the Section corner common to Section 20, 21, 28 and 29, said township and range, bears West 30.03 feet, and S 00° 08' 31" West 1427 Feet, more or less;

thence, along said East line of Tingley Road North 00°08'31" East 60 feet;

Thence, East 1700 feet, more or less, to the West line of the I-N Drain;

thence, Southeasterly and Southerly along said West line 670 feet, more or less to a 5/8 inch iron pin set by survey #2723, said point being the Northeast corner of that parcel of land described in that certain Contract of Sale recorded in Deed Volume M78 page 18543 and re-recorded M78, Page 18921;

thence, West 1191.46 feet along the North boundary of said parcel to a 5/8 inch iron pin on the Northeasterly right of way line of the C-4-E lateral, said pin also set by Survey #2723;

thence, along said Northeasterly line North 43°05' West 830 feet, more or less, to the point of beginning, with bearings and distance based on Survey #1680 and 2723 as filed in the office of the County Surveyor, Klamath County, Oregon

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Richard Belcher the 2nd day
of June A.D., 19 89 at 11:49 o'clock A.M., and duly recorded in Vol. M89
of Deeds on Page 9732.

FEE \$18.00

Evelyn Biehn, County Clerk

By Dorlene Mullendore