<sup>ok</sup> 5378	WARRANTY DEED VO! mg Page 17621
KNOW ALL MEN DU THE	SE PRESENTS THE ADDA
	SE PRESENTS, That Oliver R. Spires (aka Oliver R. Spires, II) and and wife,
hereinafter called the grantor, for the an Oregon corporation	e consideration hereinafter stated, to grantor paid by TW MOTORS, inc.
the grantee, does hereby grant, bar	gain, sell and convey unto the said grantee and grantee's heirs, successors and it the tonormate here it.
pertaining, situated in the County of	Klamath and State of Oregon, described as follows, to-wit:
See attached Exhibit "a"	which in inclusion and the
LIC ADDANCE INTOIC A,	which is incorporated herein by this reference.
	MOUNTAIN TITLE COMPANY, , has recorded this
	instrument by request as an accumute sufficiency
	or as to its effect upon the utile to any rear property
	that may be described therein.
(IF s To Have and to Hold the same	SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)
and sald gramor nereby cover	ne unto the said grantee and grantee's heirs, successors and assigns forever. mants to and with said grantee and grantee's heirs, successors and assigns, that
grantor is lawfully seized in fee simpl	le of the above granted premises, free from all encumbrances
	t the time of execution hereof and that
grantor will warrant and forever defe	and the said premises and every part and parcel thereal advices the level of the
ene demands of an persons whomsoe	ever, except those claiming under the above described encumbrances. ation paid for this transfer, stated in terms of dollars, is \$ capital contribu
intowever, the actual consideration	consists of or includes other property or value diven of production in
part of the consideration ( indicate which	h) @(The sectors 1 is in the sector of promised which is
	(i he sentence between the symbols 0, if not applicable, should be deleted. See ORS 93.030.)
in constraing this deed and wh	$h^{0}$ (The sentence between the symbols $0$ , it not applicable, should be deleted. See ORS 93.030.) here the context so requires, the singular includes the plural and all grammatical provincies best for the symbols $0$ , it not applicable, should be deleted. See ORS 93.030.)
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Parcel One:

A parcel of land situated in the SW1/4, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

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Beginning at a 5/8" iron pin on the North line of the SW 1/4, said Section 12, from which the center 1/4 corner of said Section 12 bears South 89 degrees 47' 18" East 647.91 feet; thence from said point of beginning North 89 degrees 47' 18" West along the North line of said SW1/4, 1005.62 feet to a 5/8" iron pin; thence South 17 degrees 24' 13" East 454.27 feet to a 5/8" iron pin; thence South 89 degrees 42' 28" East 1006.07 feet to a 5/8" iron pin; thence North 17 degrees 24' 13" West 455.76 feet to the point of beginning.

Tax Account No: 3808 1200 1800

## Parcel Two:

A tract of land situated in the N1/2 of Government Lot 6, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8" iron pin marking the Southwest corner of that tract of land described in Deed Volume M77, page 23507, Microfilm Records of Klamath County, Oregon, said Deed Volume calls for the C1/4 corner of said Section 12 to be North 17 degrees 24' 13" West 454.27 feet, South 89 degrees 47' 18" East 1005.62 feet and South 89 degrees 47' 18" East 647.91 feet; thence South 17 degrees 24' 13" East 227 feet, more or less, to a point on the South line of said N1/2 of Government Lot 6; thence Easterly, along said South line, 1006 feet, more or less, to a 5/8" iron pin marking the Southwest corner of that tract of land described in Deed Volume M79, page 1454, Microfilm Records of Klamath County, Oregon; thence North 17 degrees 24' 13" West 227 feet, more or less, to 5/8" iron pin marking the Southeast corner of that tract of land described in said Deed Volume M77, page 23507, Microfilm Records of Klamath County, Oregon; thence North 89 degrees 42' 28" West 1006.07 feet to the point of beginning.

Tax Account No: 3808 01200 2001

## Parcel Three:

Lot 4, Block 52, HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809 28BB 5900

Parcel Four:

The Westerly 56.25 feet of Lot 2 and the Easterly 6 feet of Lot 3, Block 6, Original Town of Linkville, now City of Klamath Falls, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Exhibit "A", page 2 of 2

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Tax Account No: 3809 32AC 6700

Parcel Five:

Lots 21, 22, 23in Block 17 of INDUSTRIAL ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3809 33BA 9000

Parcel Six:

Lots 24 and 25 in Block 17 of INDUSTRIAL ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809 33BA 9100

Parcel Seven:

Lots 60, 61 and 62, Block 17, INDUSTRIAL ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809 33BA 7600

Parcel Eight:

Lots 21, 22, 23, 24 and 25, Block 17, SECOND RAILROAD ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809 33BC 7900

Parcel Nine:

An undivided one-half (1/2) interest in Lot 4, Block 18, FAIRVIEW ADDITION No. 2 to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed fo	or record at	t request	of <u>Moun</u>	tain Title	Co.			the		19th	ć	iav
of	· · · · · · · · · · · · · · · · · · ·	Sept.	_ A.D., 19	<u>89</u> at	3:59	o'clock P_M.,	and duly	recorded in	Vol.	M89		,
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