



K-42280

STATUTORY WARRANTY DEED
 (Individual or Corporation)

BRUCE N. RITTER

Grantor,

conveys and warrants to TUOLUMNE DAIRY, A PARTNERSHIP

Grantee,

the following described real property in the County of KLAMATH and State of Oregon.
 SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE
 A PART HEREOF

This property is free of liens and encumbrances, EXCEPT:

 Subject to reservations and restrictions of record, rights of way, and
 easements of record and those apparent upon the land, contracts and/or
 liens for irrigation and/or drainage

 The true consideration for this conveyance is \$ 360,000.00 (Here, comply with the requirements of ORS 93.030*).

 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 PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO
 VERIFY APPROVED USES.

 DATED this 21st day of May 19 90 If a corporate grantor, it has caused its name to be signed by
 resolution of its board of directors.

 X Bruce N. Ritter
 BRUCE N. RITTER

 STATE OF NEW YORK, County of NEW YORK ss.
 The foregoing instrument was acknowledged before me
 this 21st day of May 19 90
 by BRUCE N. RITTER

 CORPORATE ACKNOWLEDGEMENT
 STATE OF OREGON, County of _____ ss.
 The foregoing instrument was acknowledged before me
 this _____ day of _____ 19 _____
 by _____ and
 by _____
 of _____
 a corporation, on behalf of the corporation.

 Notary Public for Oregon NEW YORK
 My commission expires: October 31, 1991

 LOLA BRAVERMAN
 Notary Public, State of New York
 No. 43-4748314
 Qualified in Richmond County
 Commission Expires October 31, 1991

NAME, ADDRESS, ZIP

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

 Richard Weststeyn
 1001 Meikle Rd.
 Hickman, California 95323

 Notary Public for Oregon
 My commission expires:

THIS SPACE RESERVED FOR RECORDER'S USE

DESCRIPTION

The following described real property situate in Klamath County, Oregon:

E $\frac{1}{2}$ SW $\frac{1}{4}$, Lots 3 and 4, Section 30, Township 37 South, Range 11 East of the Willamette Meridian, and SE $\frac{1}{4}$ of Section 25, Township 37 South, Range 11 $\frac{1}{2}$ East of the Willamette Meridian.

ALSO a parcel of land situate in the S $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 30, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the NW corner of the S $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 30, thence S. 00°11'15" E. along the West line of said S $\frac{1}{2}$ SE $\frac{1}{4}$, 1221.23 feet; thence leaving said West line, N. 45°32'28" E. 39.08 feet to the point of curvature of a curve to the left; thence along the arc of a 170.00 feet radius curve concave to the North (delta = 44°28'07") a distance of 131.94 feet (long chord = N. 23°18'35" E. 128.65 feet), thence generally along a fence line, N. 01°04'31" E. 1076.01 feet to a point on the North line of the S $\frac{1}{2}$ SE $\frac{1}{4}$ of said Section 30; thence leaving said fence line S. 89°56'16" W. along said North line, 103.00 feet to the point of beginning.

SAVING AND EXCEPTING a parcel of land situate in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 30, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the South quarter corner of Section 30, T. 37 S.R. 11 E.W.M., said corner being the quarter corner common to Sections 30 and 31 of said Township and Range, thence N. 89°59'16" W. along the South line of said Section 30, a distance of 166.00 feet; thence leaving the South line of said Section 30, and along the arc of a 170.00 feet radius curve concave to the North (delta = 44°28'06") a distance of 131.94 feet (long chord = N. 67°46'41" E. 128.65 feet); thence leaving said curve, N. 45°32'38" E. a distance of 65.30 feet to a point on the East line SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 30; thence S. 00°11'15" E. along said East line 94.45 feet to the point of beginning, containing 0.11 acre, more or less.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 25th day of May A.D., 19 90 at 1:33 o'clock P M., and duly recorded in Vol. M90 of Deeds on Page 10030.

FEE \$33.00

Evelyn Biehn County Clerk

By Charles Mullendore