

17313
12058

MTC #23878-DN

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That
WILLIAM E. RHODES and MARY E. RHODES, husband and wifehereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
BOBBY J. RILEY and CAROL E. RILEY, husband and wifethe grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and
assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or apper-
taining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION ON REVERSE WHICH IS MADE A PART HEREOF BY THIS REFERENCE

THIS DOCUMENT IS BEING RE-RECORDED TO CORRECT THE TAX ACCOUNT NUMBER

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor
is lawfully seized in fee simple and the above granted premises, free from all encumbrances EXCEPT ALL
THOSE OF RECORD AND THOSE APPARENT UPON THE LAND, IF ANY, AS OF THE DATE OF THIS
DEED

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims
and demands of all persons whomsoever, except those claiming under the above described encumbrances.
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 60,000.00

~~However, the grantor hereby warrants that the consideration stated above is the true and actual consideration paid for this transfer, and that the grantor has no other claim or interest in the property described herein, and that the grantor has no other claim or interest in the property described herein, and that the grantor has no other claim or interest in the property described herein.~~

In construing this deed and where the context so requires, the singular includes the plural and all 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 26 day of June, 19 90;
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.

William E. Rhodes
WILLIAM E. RHODES

Mary E. Rhodes
MARY E. RHODES

STATE OF OREGON, County of _____, ss.
_____, 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 _____

STATE OF ~~OREGON~~ CALIFORNIA)
County of RIVERSIDE) ss.
June 26, 19 90

Personally appeared the above named _____
WILLIAM E. RHODES
MARY E. RHODES



Before me: *June Roch*
(OFFICIAL SEAL) Notary Public for ~~Oregon~~ California
My commission expires: 6-24-1991

Before me:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

WILLIAM E. RHODES & MARY E. RHODES
18442 Van Buren
Riverside, CA 92504

GRANTOR'S NAME AND ADDRESS

BOBBY J. RILEY & CAROL E. RILEY

GRANTEE'S NAME AND ADDRESS

After recording return to:
SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.

County of _____
I certify that the within instrument was
received for record on the _____
day of _____, 19 _____,
at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

By _____
Recording Officer
Deputy

13106

13584

MTC NO: 23878-DN

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in Government Lot 3, being the NW1/4 SW1/4 of Section 31, Township 37 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point marking the Southeast corner of said Government Lot 3, said point being South 00 degrees 05' 06" East, 1320.99 feet and South 89 degrees 57' 09" East, 1282.21 feet from the brass cap monument marking the W1/4 corner of said Section 31; thence North 89 degrees 57' 09" West 560.29 feet; thence North 00 degrees 31' 12" West, 362.00 feet; thence South 89 degrees 57' 09" East 560.29 feet to the East line of said Government Lot 3; thence South 00 degrees 31' 12" East, 362.00 feet to the point of beginning.

Tax Account No: 3711 03100 ~~01300~~ 01400

TOGETHER WITH an undivided 1/2 interest in that well located on a tract of land situated in Government Lot 3, being the NW1/4 SW1/4 of Section 31, Township 37 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows: Beginning at a point marking the Southeast corner of said Government Lot 3, said point being South 00 degrees 05' 06" East 1320.99 feet and South 89 degrees 57' 09" East, 1282.21 feet from the brass cap monument marking the W1/4 corner of said Section 31; thence North 00 degrees 31' 12" West 362 feet to the true point of beginning; thence North 89 degrees 57' 09" West, 560.29 feet; thence North 00 degrees 31' 12" West 362.00 feet; thence South 89 degrees 57' 09" East 560.29 feet to the East line of said Government Lot 3; thence South 00 degrees 31' 12" East, 362.00 feet to the point of beginning, along with access to said well for the purpose of establishing a pipeline and for the purpose of maintaining said pipeline, said 1/2 interest to the above described well and easement shall run with the land.

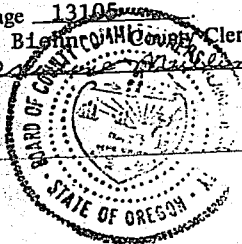
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 3rd day
of July A.D., 19 90 at 10:24 o'clock A.M., and duly recorded in Vol. M90
of Deeds on Page 13105

FEE \$33.00

INDEXED

Evelyn Biehn County Clerk
By [Signature]



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 10th day
of July A.D., 19 90 at 11:51 o'clock P.M., and duly recorded in Vol. M90
of Deeds on Page 13583

FEE \$10.00

EVELYN BIEHN County Clerk
By [Signature]