

K-42229  
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That ROBERT L. GILLE, hereinafter called Grantor, for the consideration hereinafter stated, to Grantor paid by HAROLD BEAUBIEN, hereinafter called the Grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

All the following described real property situate in Klamath County, Oregon:

TOWNSHIP 40 South, Range 9 East of the Willamette Meridian:

## Section 4:

E $\frac{1}{2}$ SE $\frac{1}{4}$ ; Excepting therefrom that portion of the SE $\frac{1}{4}$ SE $\frac{1}{4}$  lying Westerly of the C-4-H Lateral, formerly E-5-3 Lateral; and further excepting a portion of property described as follows: Starting from the Section corner common to Sections 3, 4, 9, and 10 Township 40 South, Range 9 East of the Willamette Meridian, thence South 89°50'30" West 648.8 feet to the point of beginning, thence North 0°09'30" West 230.0 feet, thence South 89°50'30" West 247.3 feet, more or less, to a point on the East line of the Klamath Irrigation District right-of-way for the CH 4 lateral, thence along the East boundary of the Klamath Irrigation District lateral South 11°49' East 235.0 feet, thence North 89°50'30" East 200.0 feet, more or less to the point of beginning.

## Section 9:

NE $\frac{1}{4}$ NE $\frac{1}{4}$ , N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ ; and all that portion of the S $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$  and of the S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$  lying East of the C-4-H Lateral of the United States Reclamation Service.

## Section 10:

W $\frac{1}{2}$ NE $\frac{1}{4}$ ; and E $\frac{1}{2}$ W $\frac{1}{2}$ ; EXCEPTING therefrom: Beginning at the Southeast corner of the SW $\frac{1}{4}$  of said Section 10; thence West 1320 feet; thence North 570 feet; thence North 58°30" East 480 feet; thence East 260 feet; thence North 76°30' East 660 feet; thence South 980 feet to the point of beginning; AND FURTHER EXCEPTING that portion of the E $\frac{1}{2}$ SW $\frac{1}{4}$  of Section

10, Township 40 South, Range 9 East of the Willamette Meridian lying North of the South line of the Wilbur C. Harnsberger, Jr., tract as in volume M-72 page 1423, and lying Easterly of the existing drain #20 running in a Northerly direction.

W $\frac{1}{2}$ NW $\frac{1}{4}$ , EXCEPTING therefrom all of that portion of SW $\frac{1}{4}$ NW $\frac{1}{4}$  lying Westerly of the C-4-H Lateral of the United States Reclamation Service; AND FURTHER EXCEPTING that portion of the NW $\frac{1}{4}$ NW $\frac{1}{4}$  described as follows: Beginning at a point in the NW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 10 Township 40 South, Range 9 E.W.M. at the intersection of the centerline of Drain 20 and the South boundary of Cross Road; thence following the South boundary of Cross Road East 665 feet more or less to a point; thence South parallel to the West line of Section 10, 365 feet more or less to an existing fence line; thence following said existing fence line in a southwesterly direction to a point on the centerline of Drain 20 that is Southerly along said drain 440 feet more or less from the point of beginning; thence Northerly along said drain 440 feet more or less to the point of beginning.

SUBJECT TO Farm Land Use Taxation and to any additional taxes which may be levied by reason of the land being disqualified for any reason whatsoever, which said tax increase, if any, shall be the obligation of the Purchaser;

SUBJECT TO reservations and restrictions of record, easements and rights of way of record and those apparent on the land; acreage and use limitations under the provisions of the United States Statutes and regulations issued thereunder, and to rules, regulations, liens, assessments, contracts, rights of way, easements, and any and all obligations created or imposed upon or affecting said premises by the Klamath Basin Improvement District; liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith.

TO HAVE AND TO HOLD The same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And the said Grantor hereby covenants to and with said Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee simple of the above-granted premises, free from all encumbrances except as hereinabove set forth, and that 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.

15164

The true and actual consideration paid for this transfer is the conveyance of other lands, in exchange.

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 15th day of November, 1979.

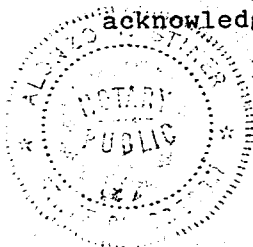
Robert L. Gille

STATE OF OREGON                    )  
  )SS.  
County of Multnomah            )

November 15, 1979.

Personally appeared the above-named ROBERT L. GILLE, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:



Almya Stone  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 3-29-81

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

HAROLD BEAUBIEN

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KCTC

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 30th day of July A.D., 19 90 at 3:15 o'clock P.M., and duly recorded in Vol. M90, of Deeds on Page 15162.

Evelyn Biehn . County Clerk

FEE \$38.00

By Dorene Mulendore