

24364

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WARRANTY DEED (INDIVIDUAL)

PAUL W. SIMONSEN, also known as PAUL WILLIAM SIMONSEN

convey(s) to BERNARD L. SIMONSEN and RHEA E. SIMONSEN, Co-trustees u/d/t/
March 20, 1986 "SIMONSEN FAMILY TRUST". all that real property situated in the
 County of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

"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."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
covenants, conditions, restrictions, easements and any reservations
 of record

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ equitable exchange. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which)* (Delete between symbols; if not applicable. See ORS 93.030)

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 27 day of December, 19 90.

Paul W. Simonsen
 PAUL W. SIMONSEN

Acknowledgment - General

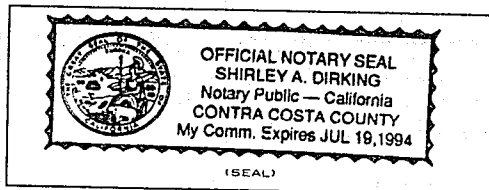
State of CaliforniaCounty of CONTRA COSTA

ss.

On this 27th day of December, in the year 1990

a Notary Public in and for said County and State, before me SHIRLEY A. DIRKING
 AND QUALITY OF THE OFFICER) personally appeared Paul W. Simonsen, personally

known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument, and acknowledged that he (she or they) executed it.



ATTORNEYS PRINTING SUPPLY FORM NO. 6
 CC 1189 (REV. 1982)

Shirley A. Dirking
 Notary Public for California

ATTACHED TO WARRANTY DEEDS DATED 12-27-90

After recording return to:

Grantees
6847 Alta Vista Dr.
Rancho Palos Verdes, CA. 90274
 NAME, ADDRESS, ZIP

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

As Above

NAME, ADDRESS, ZIP

FOR
 RECORDER'S USE

page _____ or as document/fee/file/
 instrument/microfilm No. _____

Record of Deeds of said county.

Witness my hand and seal of County
 affixed.

NAME

TITLE

By

Deputy

EXHIBIT "A"

PARCEL 1:

(a) Township 36 South, Range 14 East of the Willamette Meridian, in the County of Klamath, State of Oregon:

Section 23: Beginning at a point 100 feet West of the Southeast corner of the SW 1/4 SE 1/4 of Section 23; thence North 200 feet; thence West 200 feet; thence South 200 feet; thence East 200 feet to the point of beginning.

Section 24: All

Section 25: N 1/2 NW 1/4 NW 1/4, E 1/2 NW 1/4, NE 1/4 SW 1/4, E 1/2 NE 1/4, SE 1/4

Section 26: All

Section 36: NW 1/4 NE 1/4

Township 36 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon:

Section 16: W 1/2 SW 1/4

Section 17: W 1/2, S 1/2 SE 1/4

Section 18: S 1/2 N 1/2, N 1/2 S 1/2

Section 19: All

Section 20: N 1/2 N 1/2, SE 1/4 NW 1/4, NE 1/4 SW 1/4, SW 1/4 NE 1/4

Section 21: W 1/2, SE 1/4

Section 27: W 1/2, SE 1/4

Section 29: E 1/2, SW 1/4

Section 31: W 1/2 NE 1/4, E 1/2 NW 1/4, N 1/2 S 1/2

Section 33: W 1/2, SE 1/4

Section 35: S 1/2

SAVING AND EXCEPTING A strip of land 66 feet in width across the SE 1/4 SE 1/4 of Section 21 and the NE 1/4 SE 1/4 of Section 31, Township 36 South, Range 15 East of the Willamette Meridian, conveyed to Weyerhaeuser Timber Company as described in Parcels 1 and 2 in deed recorded July 25, 1958 in Volume 301 at Page 347, Deed Records of Klamath County, Oregon.

ALSO SAVING AND EXCEPTING a strip of land 66 feet in width in the N 1/2 NW 1/4 and SW 1/4 NE 1/4 of Section 33, Township 36 South, Range 15 East of the Willamette Meridian, conveyed to Weyerhaeuser Timber Company by deed recorded January 13, 1959 in Volume 308 at Page 577, Deed Records of Klamath County, Oregon.

PARCEL 2:

(b) The W 1/2 NW 1/4 Section 35, Township 36 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

PARCEL 3:

(c) The S 1/2 NW 1/4, SW 1/4 and the W 1/2 SE 1/4 Section 13; The N 1/2 and the N 1/2 S 1/2 Section 14; All in Township 36 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

PARCEL 4:

(d) The E 1/2 NW 1/4 Section 35, Township 36 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

PARCEL 5:

(e) Township 37 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon:

Section 13: SW 1/4
Section 14: S 1/2
Section 15: S 1/2 EXCEPT the NE 1/4 SE 1/4
Section 23: N 1/2 EXCEPT N 1/2 SW 1/4 NE 1/4; E 1/2 SE 1/4
Section 24: W 1/2 and W 1/2 E 1/2
Section 25: All
Section 26: NE 1/4

PARCEL 6:

(f) The NE 1/4 SE 1/4 Section 15, Township 37 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

LESS AND EXCEPT that portion deeded to Bly Logging Company in Volume 87 at Page 513, recorded on June 18, 1929, more particularly described as follows:

A strip of land 100 feet wide being 50 feet wide on either side of the centerline of the Ewauna Box Company's main line logging railroad described as follows:

Beginning at Engineer's Station 383 plus 95 which point is 1320 feet, more or less, West and 2000 feet, more or less, North of the Southeast corner of Section 15, Township 37 South, Range 15 East of the Willamette Meridian, and running thence in a Southeasterly direction as surveyed and staked over and across the Northeast quarter of the Southeast quarter of said Section 15 to Engineer's Station 397 plus 90 which point is 1725 feet, more or less, North of the Southeast corner of said Section 15, being 1395 feet, more or less, in length in the Northeast quarter of the Southeast quarter of Section 15, Township 37 South, Range 15 East of the Willamette Meridian.

(g) The N 1/2 SW 1/4 NE 1/4 Section 23, Township 37 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 4th day
of Jan. A.D., 19 91 at 3:37 o'clock P M., and duly recorded in Vol. M91
of Deeds on Page 231.

FEE \$38.00

Evelyn Biehn - County Clerk

By Pauline Mulendore