

STATUTORY BARGAIN AND SALE DEED

CAROLYN F. PEACORE, Grantor, conveys to CAROLYN F. PEACORE, LARRY E. PEACORE, AND LAURIE PEACORE, with rights of survivorship, Grantee, the following described real property in Klamath County, Oregon:

SEE ATTACHED EXHIBIT A.

SUBJECT TO reservations and restrictions of record, easements and rights of way of record and those apparent on the land, contracts and/or liens for irrigation and/or drainage.

The true and actual consideration for this conveyance is \$1.00 and other valuable consideration.

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.

Dated this 19th day of October, 1990.

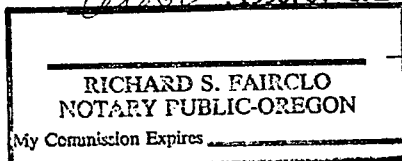
Carolyn F. Peacore

STATE OF OREGON

County of Klamath

ss.

The foregoing instrument was acknowledged before me this 19th day of October, 1990, by CAROLYN F. PEACORE.



Richard S. Fairclo
Notary Public for Oregon
My Commission expires: 3/15/92

Until a change is requested, send tax statements to: No Change

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EXHIBIT "A"

The following described real property in Klamath County, Oregon:

A parcel of land situated in the SW1/4 of Section 9, T39S, R10E, W.M. Klamath County, Oregon being more particularly described as follows:

Beginning at a 1/2 inch iron pin marking the southwest corner of the W1/2 E1/2 NE1/4 of Section 9; thence N 0° 14' 19" E, 446.60 feet to a 1/2 inch iron pin; thence N 0° 10' 38" E. 273.23 feet to a 1/2 inch iron pin; thence S 89° 27' 29" E, 328.50 feet to a 1/2 inch iron pin on the east line of said W1/2 E1/2 NE1/4 SW1/4; thence S 0° 6' 40" W along said east line W1/2 E1/2 NE1/4 SW1/4, 717.87 feet to a 1/2 inch iron pin marking the southeast corner of said W1/2 E1/2 NE1/4 SW1/4; thence N 89° 48' W along the south line of said NE1/4 SW1/4, 329.80 feet to the point of beginning containing 5.43 acres more or less.

TOGETHER WITH: An easement for roadway purposes 30.00 feet in width across the westerly portion of the W1/2 E1/2 NE1/4 SW1/4 of said Section 9, being adjacent to and easterly of the west line thereof and beginning at the north line of said W1/2 E1/2 NE1/4 SW1/4 and terminating at the north line of the above described parcel.

ALSO TOGETHER WITH: An easement for power line maintenance 20.00 feet in width across the southerly portion of the E1/2 E1/2 NE1/4 SW1/4, being adjacent to and northerly of the south line thereof; said easement beginning at the westerly right-of-way line of Pine Grove Road, a county road, and terminating at the east line of the above described parcel.

SUBJECT TO: An easement for roadway purposes 30.00 feet in width across the westerly portion of the above described parcel, being adjacent to and easterly of the west line thereof.

ALSO SUBJECT TO: Use by Sellers of existing well, pump, and facilities for a period of one year from the date hereof. Sellers to maintain same in such conditions as they now are, at their own expense.

ALSO SUBJECT TO: A 10 foot easement along the west side of the easterly edge of the property of the above mentioned 30 foot easement for utility purposes to provide pipe access to irrigation ditch running on the Southerly portion of said property in accordance with agreement between the parties recorded herewith.

Rel:
PROCTOR & FAIRCLO
ATTORNEYS AT LAW
280 MAIN STREET
KLAMATH FALLS, OREGON 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Proctor & Fairclo the 19th day
of Feb. A.D., 19 91 at 1:57 o'clock P.M., and duly recorded in Vol. M91,
of Deeds on Page 2978.

Evelyn Biehn County Clerk
By Pauline Mullender

FEE \$33.00