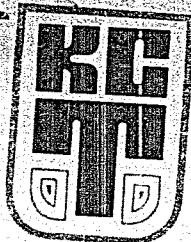


28651



# KLAMATH COUNTY TITLE COMPANY

Vol. 441 Page 7705

K-43039

## STATUTORY WARRANTY DEED (Individual or Corporation)

LYMAN GATES MASON AND KATHLEEN H. MASON

conveys and warrants to PIEDMONT PROPERTIES INC., AN OREGON CORPORATION, Grantor,  
the following described real property in the County of Klamath and State of Oregon, Grantee,

SEE ATTACHED EXHIBIT "A"

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 \$ 534,000.00 (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 11 day of April 19 91. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Lyman Gates Mason  
LYMAN GATES MASON

Kathleen H. Mason  
KATHLEEN H. MASON

STATE OF OREGON, County of Deschutes ss.  
The foregoing instrument was acknowledged before me  
this 11 day of April 19 91  
by Lyman Gates Mason  
Kathleen H. Mason

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

Baird A. Judge  
Notary Public for Oregon  
My commission expires: 4-16-93

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

After recording return to:  
Piedmont Properties Inc.  
3850 Hill Rd.  
Lakeport, Ca 95453

NAME, ADDRESS, ZIP

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

Same As Above

THIS SPACE RESERVED FOR RECORDER'S USE



## DESCRIPTION OF PROPERTY

The following described parcel situate in Klamath County, Oregon:

PARCEL 1: The N $\frac{1}{2}$ NW $\frac{1}{2}$ ; NW $\frac{1}{2}$ NE $\frac{1}{2}$  of Section 13, Township 35 South, Range 9 East of the Willamette Meridian.

That portion of the NE $\frac{1}{2}$  of Section 14, Township 35 South, Range 9 East of the Willamette Meridian, lying Easterly of the thread of Sprague River; SAVING AND EXCEPTING therefrom that portion which lies between Sprague River and the Chiloquin-Sprague River Highway and Northerly of a line described as beginning in the center of Chiloquin-Sprague River Highway at a point that is 118 $\frac{1}{2}$  feet Northwesterly of the centerline of a cattle guard; said cattle guard being near the East line of said Section 14, in said road; thence extending South 70° West to the center of Sprague River.

PARCEL 2: The North 489.5 feet of the SE $\frac{1}{2}$ NW $\frac{1}{2}$  and the North 489.5 feet of the S $\frac{1}{2}$ NE $\frac{1}{2}$  of Section 13, Township 35 South, Range 9 East of the Willamette Meridian. TOGETHER WITH a strip of land 60 feet in width described as follows: Beginning at a point 489.5 feet South of the Northwest corner of the SE $\frac{1}{2}$ NW $\frac{1}{2}$  of Section 13, Township 35 South Range 9 East of the Willamette Meridian, thence East 60 feet parallel to the North line of said SE $\frac{1}{2}$ NW $\frac{1}{2}$ ; thence South parallel with the West line of said SE $\frac{1}{2}$ NW $\frac{1}{2}$  to the Northerly boundary line of the Chiloquin-Sprague River Highway, thence Northwesterly along said Northerly boundary line of said Chiloquin-Sprague River Highway to the West line of said SE $\frac{1}{2}$ NW $\frac{1}{2}$ ; thence North to the point of beginning.

PARCEL 3: Township 35 South, Range 9 E.W.M.  
Section 12: S $\frac{1}{2}$ NW $\frac{1}{2}$ , NW $\frac{1}{2}$ SW $\frac{1}{2}$ , E $\frac{1}{2}$ SW $\frac{1}{2}$ , W $\frac{1}{2}$ SE $\frac{1}{2}$ , SW $\frac{1}{2}$ NE $\frac{1}{2}$

PARCEL 4: Township 35 South, Range 10 E.W.M.  
Section 18: NE $\frac{1}{2}$ , Lots 1, 2, and E $\frac{1}{2}$ NW $\frac{1}{2}$

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of KCTC the 26th day  
of April A.D., 19 91 at 9:59 o'clock A. M., and duly recorded in Vol. M91  
of Deeds on Page 7705

FEE \$33.00

Evelyn Biehn County Clerk  
By Bernetha L. Pritch