

KNOW ALL MEN BY THESE PRESENTS, That
HERMAN F. ROMTVEDT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
JIM R. MARTIN and JULIE R. MARTIN, husband and wife
the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns,
the 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:

SEE ATTACHED LEGAL DESCRIPTION

MOUNTAIN TITLE COMPANY

"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

record and those apparent upon the land, if any, as the date of this deed except those of 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 10,500.00

~~NO OTHER TAXES OR FEES ARE TO BE PAID BY THE GRANTOR OR GRANTEE. THE GRANTOR OR GRANTEE SHALL BE RESPONSIBLE FOR THE PAYMENT OF ANY TAXES OR FEES THAT MAY BE DUE ON THIS PROPERTY.~~

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 14 day of June, 1991; 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.

STATE OF OREGON,

County of KLAMATH, ss.
June 14, 1991.

Herman F. Romtvedt
HERMAN F. ROMTVEDT

Personally appeared the above named
HERMAN F. ROMTVEDT

and acknowledged the foregoing instrument
to be his voluntary act and deed.

Before me:

Linda L. Haug
Notary Public for Oregon
My commission expires:

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me this

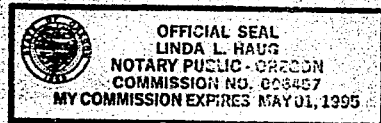
_____, 19____, by _____

_____, president, and by _____

_____, secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon
My commission expires: _____ (SEAL)



HERMAN F. ROMTVEDT

_____ Road
Prineville, OR 97754

GRANTOR'S NAME AND ADDRESS

JIM R. MARTIN and JULIE R. MARTIN

12610 CRYSTAL SP. ROAD 13131 Hwy 140E
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

JIM R. MARTIN and JULIE R. MARTIN

12610 CRYSTAL SP. ROAD 13131 Hwy 140 E
KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

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

JIM R. MARTIN and JULIE R. MARTIN

12610 CRYSTAL SP. ROAD 13131 Hwy 140 E
KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ ss.

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

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situated in the SW1/4 of the SE1/4 of Section 15, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of the SW1/4 SE1/4 of Section 15, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence South along the East line of said SW1/4 SE1/4 to the North line of O.C. & E. Railway; thence West along said O.C. & E. Railway to the intersection of the South extension of the East line of a tract of land conveyed to Matt H. Obenchain and wife by deed recorded August 17, 1965 in Volume M65, page 964, Microfilm Records of Klamath County, Oregon; thence North along said South extension and the East line of said Obenchain tract and the North extension of said East line to the North line of the said SW1/4 SE1/4; thence East along said North line to the point of beginning.

SAVING AND EXCEPTING THEREFROM a parcel of land situated in the SW1/4 of the SE1/4 of Section 15, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of said SW1/4 SE1/4 said point being South 00 degrees 47' 35" East 215.41 feet from the Northeast corner of said SW1/4 SE1/4; thence South 00 degrees 47' 35" East 350.00 feet to the North line of the O.C. & E. Railroad right of way; thence South 81 degrees 36' 00" West along said North line a distance of 1018.44 feet to the intersection of the South extension of the East line of a parcel of land conveyed to Matt H. Obenchain and wife by Deed recorded August 17, 1965 in Volume M65, page 964, Microfilm Records of Klamath County, Oregon; thence North along said South extension and the East line of said Obenchain parcel and the North extension of said East line, a distance of 420.00 feet; thence North 85 degrees 30' 34" East 1005.76 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 14th day
of June A.D. 19 91 at 1:20 o'clock PM., and duly recorded in Vol. M91
of Mortgages on Page 11305.

Evelyn Biehn - County Clerk
By D. A. Miller

FEE \$33.00