

me 25494

**RECORDING REQUESTED BY
AND WHEN RECORDED,
PLEASE RETURN TO:**

**UNTIL A CHANGE IS REQUESTED,
MAIL ALL TAX STATEMENTS TO:**

Grantee
P. O. Box 198, Bly, OR 97622

BARGAIN AND SALE DEED

CHEVRON U.S.A. INC., a Pennsylvania corporation ("Grantor"), for valuable consideration in hand paid hereby bargains, sells and conveys to **WARREN PARTRIDGE and LAUREY. PARTRIDGE**, husband and wife, ("Grantee"), all that real estate (hereinafter called the "Property") situated in the County of Klamath, State of Oregon, described in Exhibit "1" attached hereto and incorporated herein.

EXCEPTING AND RESERVING UNTO GRANTOR, ITS SUCCESSORS AND ASSIGNS: all oil, gas and other hydrocarbons; non-hydrocarbon gases or gaseous substances; all other minerals of whatsoever nature, without regard to similarity to the above-mentioned substances; and all substances that may be produced therewith from the Property.

ALSO EXCEPTING AND RESERVING UNTO GRANTOR, ITS SUCCESSORS AND ASSIGNS: all geothermal resources, embracing: indigenous steam, hot water and hot brines; steam and other gases, hot water and hot brines resulting from water, gas or other fluids artificially introduced into subsurface formations; heat or other associated energy found beneath the surface of the earth; and byproducts of any of the foregoing such as minerals (exclusive of oil or hydrocarbon gas that can be separately produced) which are found in solution or association with or derived from any of the foregoing.

ALSO EXCEPTING AND RESERVING UNTO GRANTOR, ITS SUCCESSORS AND ASSIGNS: all water rights, and riparian rights, if any, appurtenant to the Property.

ALSO EXCEPTING AND RESERVING UNTO GRANTOR, ITS SUCCESSORS AND ASSIGNS: the sole and exclusive right from time to time to bore or drill and maintain wells and other works into and through the Property and adjoining streets, roads and highways below a depth of five hundred feet (500') below the surface thereof for the purpose of exploring for and producing energy resources; the right to produce, inject, store and remove from and through said bores, wells or works, oil, gas, water and other substances of whatever nature; and the right to perform below said depth any and all operations deemed by Grantor necessary or convenient for the exercise of such rights.

The rights hereinabove excepted and reserved to Grantor do not include and do not except or reserve to Grantor any right of Grantor to use the surface of the Property or the first five hundred feet (500') below said surface or to conduct any operations thereon or therein. Unless hereinafter specifically excepted and reserved, all rights and interests in the surface of the Property are hereby conveyed to Grantee.

This conveyance is subject to all matters appearing of record or that can be ascertained by an inspection of the Property and is made without any warranty, expressed or implied, as to the suitability of the Property for any purpose.

" * * * * " 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." ORS 93.040(1)

The true and actual consideration paid for this transfer stated in terms of dollars is \$4,500.00.

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its Assistant Secretary thereunto duly authorized.

Dated this 20th day of June, 1991.

CHEVRON U.S.A. INC.

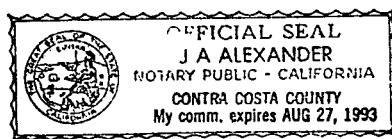
By C. R. Farber
Assistant Secretary

STATE OF CALIFORNIA)
CITY AND) ss
COUNTY OF SAN FRANCISCO)

On JUNE 20, 1991, before me, the undersigned, a Notary Public in and for said State, personally appeared C. R. FARBER personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Assistant Secretary of CHEVRON U.S.A. INC., the Corporation that executed the within instrument and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS by hand and official seal.

J. A. Alexander
Notary Public in and for
said County and State



NOTARIAL SEAL

EXHIBIT "1"

12642

DESCRIPTION OF THE PROPERTY

Lots 21, 22 and 23, Block 4, North Bly, in the County of Klamath
and State of Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 2nd day
of July A.D., 19 91 at 8:30 o'clock A M., and duly recorded in Vol. M91,
of Deeds on Page 12640.

Evelyn Biehn - County Clerk

FEE \$38.00

By Quincy Mulendore