

THEODORE J. PADDOCK

WALLACE G. ACKLING AND JUNE ACKLING, husband and wife ^{hereinafter called grantor, convey(s) to}of Klamath, State of Oregon, described as: all that real property situated in the County

SEE ATTACHED EXHIBIT A

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except see attached exhibit A

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 \$100,000.00.Dated this 22 day of September, 1980.X Theodore PaddockSTATE OF OREGON, County of Klamath ss.Theodore J. Paddock September 22, 1980 personally appeared the above named
instrument to be his voluntary act and deed. and acknowledged the foregoing

Before me:

Donna K. Mateson
DONNA K. MATESON
NOTARY PUBLIC-OREGON
My Commission Expires 12/24/84

Notary Public for Oregon

My commission expires: _____

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

Wallace G & June Ackling

TO

After Recording Return to:
Send Tax Statements to:Wallace G & June Ackling
5626 Leslie Avenue
Long Beach, CA 90805

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 _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

Title
By _____ Deputy

A parcel of land situated in Section 17 and 20, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Commencing at the intersection of the Northerly right of way line of Joe Wright Road, a county road, with the Easterly right of way line of the Dalles-California Highway, U. S. Highway No. 97, in the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 19; thence North 03° 38' 00" East along said Easterly right of way line of the Dalles-California Highway, 1220.68 feet; thence leaving said right of way line North 89° 52' 55" East 951.85 feet to a 5/8 inch iron pin; thence North 89° 49' 30" East 850.82 feet to a 5/8 inch iron pin; thence North 89° 48' 30" East 48.43 feet to a 5/8 inch iron pin marking the true point of beginning of this description; thence North 11° 20' 45" West 135.83 feet to a 5/8 inch iron pin; thence North 22° 14' 57" West 68.57 feet to a 5/8 inch iron pin; thence North 40° 33' 44" West 95.24 feet to a 5/8 inch iron pin; thence North 64° 58' 47" West 100.71 feet to a 5/8 inch iron pin; thence North 86° 46' 41" West 810.32 feet to a 5/8 inch iron pin; thence North 00° 25' 37" West 146.14 feet to a 5/8 inch iron pin; thence North 27° 13' 42" West 140.65 feet to a 5/8 inch iron pin; thence North 02° 37' 35" East 230.34 feet to a 5/8 inch iron pin; thence North 81° 53' 08" East 126.58 feet to a 5/8 inch iron pin; thence North 08° 58' 34" West 390.22 feet to a 5/8 inch iron pin; thence North 49° 07' 57" East 740.83 feet to a 5/8 inch iron pin on the Westerly right of way line of the U.S.B.R. Lost River Diversion Canal; thence following said Westerly right of way line the following courses and distances: South 00° 32' 20" East 239.14 feet, along the arc of a curve to the left (radius = 713.70 feet and central angle = 36° 21' 00") 452.79 feet, South 36° 53' 20" East 194.00 feet, North 53° 06' 40" East 20.00 feet, South 36° 53' 20" East 995.70 feet, along the arc of a curve to the left (radius = 641.70 feet, and central angle = 19° 22' 00") 216.90 feet, South 56° 15' 20" East 7.81 feet to the North-westerly right of way line of the Southern Pacific Railroad; thence North 82° 50' 02" West 67.34 feet; thence South 89° 48' 30" West 526.55 feet to the true point of beginning of this description, with bearings based on recorded Survey No. 1472, as recorded in the office of the Klamath County Surveyor.

Subject to:

1. Taxes for the year 1980-81 which are a lien but not yet due and payable
2. As disclosed by the assessment and tax roll, this property is currently under Farm Use Assessment
3. Regulations of Klamath Irrigation District
4. Regulations of Klamath Basin Improvement District
5. Exceptions and Restrictions recorded February 9, 1945 in Book 173 Page 22
6. Easement recorded November 29, 1949 in Book 235 Page 372
7. Agreement recorded April 30, 1971 in Book M-71 at Page 3837 and Amended July 14, 1975 in Book M-75 at page 7897
8. Easement recorded July 23, 1979 in Book M-79 at Page 17421

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 22nd day of Jan. A.D. 19 92 at 8:54 o'clock A.M., and duly recorded in Vol. M92 of Deeds on Page 1284

Evelyn Biehn, County Clerk
By Pauline M. M. M. M. M.

FEE \$33.00