

KNOW ALL MEN BY THESE PRESENTS, That

ROBERT D. FISH

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CLYDE COLLINS and LINDA COLLINS, husband and wife, hereinafter called 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 EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 except those of

record and those apparent upon the land, if any, as the date of this deed 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 \$ 150,000.00

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 23rd day of March, 19 92; 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.

ROBERT D. FISH

STATE OF OREGON,

County of Klamath, ss. March 23, 19 92.

Personally appeared the above named ROBERT D. FISH

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

Before me:

Kristi L. Redd

Notary Public for Oregon

My commission expires: 11/16/95

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this _____, 19 _____, by _____,

_____ president, and by _____,

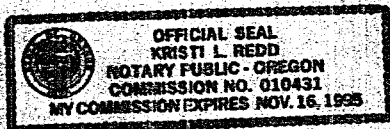
_____ secretary of _____,

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: _____

(SEAL)



ROBERT D. FISH

P.O. BOX 878

KLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS

CLYDE COLLINS and LINDA COLLINS

14815 S. BROADWAY

GARDENA, CA 90248

GRANTEE'S NAME AND ADDRESS

After recording, return to:

CLYDE COLLINS and LINDA COLLINS

14815 S. BROADWAY

GARDENA, CA 90248

NAME, ADDRESS, ZIP

Use a change in registered all tax statements shall be sent to the following address:

CLYDE COLLINS and LINDA COLLINS

14815 S. BROADWAY

GARDENA, CA 90248

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of _____
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.

SINCE RESERVED

FOR

RECORDERS USE

By _____

Recording Officer
Deputy

MTC NO. 26882-KR

EXHIBIT A
LEGAL DESCRIPTION

PARCEL 1

A parcel of land situated in the NW 1/4 NW 1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a cased monument marking the Southwest corner of said NW 1/4 NW 1/4 of Section 22, said monument being the intersection of the centerlines of Washburn Way and Joe Wright Road; thence North 0 degrees 14' East along the centerline of Washburn Way a distance of 415.5 feet to a point; thence South 89 degrees 25' East a distance of 30.0 feet to a 5/8" iron pin marking the true point of beginning of this description; thence continuing South 89 degrees 25' East a distance of 291.55 feet to the Southwesterly right of way line of the Modoc Northern Railroad; thence North 33 degrees 33' 30" West along said right of way line a distance of 524.15 feet to a point on the East line of Washburn Way; thence South 0 degrees 14' West along said East line a distance of 433.85 feet, more or less to the true point of beginning.

PARCEL 2

A parcel of land situated in the NW 1/4 NW 1/4, Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at an iron pin on the Easterly right of way line of Washburn Way as the same is presently located and constructed, from which point the monument marking the Northwest corner of said Section 22 bears North 89 degrees 25' West 30.0 feet and North 0 degrees 14' East 921.6 feet distant; thence South 0 degrees 14' West along said Easterly right of way line 385.5 feet to its intersection with the Northerly right of way line of Joe Wright Road as the same is presently located and constructed; thence South 89 degrees 25' East along said Northerly right of way line 550.55 feet to its intersection with the Southwesterly right of way line of the Modoc Northern Railroad as the same is presently located and constructed; thence North 33 degrees 33' 30" West along said Southwesterly railroad right of way line 465.75 feet to an iron pin; thence North 89 degrees 25' West 291.55 feet to the point of beginning.

EXCEPTING THEREFROM a tract of land located in NW 1/4 NW 1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at the North 1/16 corner common to Section 21 and 22; thence North 00 degrees 33' 20" East, along the centerline of Washburn Way, 30.00 feet; thence South 89 degrees 09' 55" East 30.00 feet to the intersection of the East boundary of Washburn Way with the North boundary of Joe Wright Road for the true point of beginning of this description; thence South 89 degrees 09' 55" East, along the North boundary of Joe Wright Road, 25.00 feet; thence North 44 degrees 18' 10" West, 35.44 feet to the East boundary of Washburn Way, thence South 00 degrees 33' 20" West, along the East boundary of Washburn Way, 25.00 feet to the true point of beginning, containing 312 square feet, more or less; the basis of bearings for this description is Survey No. 2604 on file in the office of the Klamath County Surveyor.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 23rd day
of March A.D., 19 92 at 3:46 o'clock P.M., and duly recorded in Vol. M92
of Deeds on Page 6064
By Evelyn Biehn County Clerk
Debra Muller

FEE \$35.00