

02 SEP 29 AM 9 28

WARRANTY DEED

Vol. m92 Page 22530

51483

MTG 1396-6067
 KNOW ALL MEN BY THESE PRESENTS, That
 Richard J. Smith

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 Luciano Montorfani, hereinafter called
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and
 assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-
 pertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

See Exhibit A attached hereto and by this reference incor-
 porated herein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances SUBJECT TO:
 contracts and/or liens for irrigation and/or drainage, and reservations
 easements, restrictions and rights of way of record and those apparent on
 the land 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 \$ exchange of
~~the whole consideration~~ (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)
 part of the

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 1st day of June, 1979;
 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.

(If executed by a corporation,
 affix corporate seal)

STATE OF OREGON,

County of Deschutes

June 1, 1979.

Personally appeared the above named
 Richard J. Smith

and acknowledged the foregoing instru-
 ment to be his voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 3/12/83

R Sm

R Smith

59665 Calgary Dr.
 Bend, Or. 97701

GRANTOR'S NAME AND ADDRESS

Luciano Montorfani
 1523A N. LaBrea Ave. Suite 269
 Hollywood, CA 90028

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mountain Title Company

NAME, ADDRESS, ZIP

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

William and Ethel Rust
 P.O. Box 344
 Bly, OR. 97622

NAME, ADDRESS, ZIP

STATE OF OREGON, County of _____) ss.

Personally appeared _____, 19____.

and
 who, being duly sworn,
 each for himself and not one for the other, did say that the former is the
 president and that the latter is the
 secretary of _____

and that the seal affixed to the foregoing instrument is the corporate seal
 of said corporation and that said instrument was signed and sealed in be-
 half of said corporation by authority of its board of directors; and each of
 them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of _____) ss.

I certify that the within instru-
 ment 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.

Recording Officer

By _____

Deputy

DESCRIPTION

PARCEL 1

Township 37 South, Range 14 East of the Willamette Meridian, Klamath County, Ore:

Section 2: that part of Section 2 lying Southwesterly of the Klamath Falls-Lake Highway No. 66, BUT EXCEPTING THEREFROM the parcel deeded to J. C. Harrison, et al by deed recorded in Deed Volume 166 at page 293, ALSO EXCEPTING that part of the foot logging railroad right of way of Weyerhaeuser Company lying Northwesterly of point which is North 19° 47' East 2,871.74 feet from the Southwest corner of said Section 2, and FURTHER EXCEPTING the 66' logging road right of way of Weyerhaeuser Company described in Deed Volume 324 at page 157, Records of Klamath County, Oregon and FURTHER EXCEPTING that parcel conveyed from Owen R. Watts and Virginia M. Watts to Richard J. Smith by Warranty Deed dated September 21, 1971 and recorded September 22, 1971 in Deed Volume M71, page 10078

Section 3: A portion of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ and the SE $\frac{1}{4}$ more particularly described as follows;

Beginning at a 5/8 inch iron pin in the Section line between Sections 3 and 10 from which the $\frac{1}{4}$ corner common to said Section 3 and 10, a brasscap, bears South 89° 43' 28" East 105.00 feet; thence North 08° 17' 00" East 465.00 feet to a 5/8 inch pin; thence North 57° 21' 00" East 2402.00 feet to a 5/8" iron pin; thence North 13° 01' 13" West 820.23 feet to a 5/8 inch iron pin; which is the Southwest corner of that parcel of land conveyed in Deed Volume 134 at page 419, Deed Records of Klamath County, Oregon; thence North to the EAST-WEST centerline of said Section 3; thence East along said centerline to the East line of said Section 3; thence South along said East line to the SE corner of Section 3; thence North 89° 43' 28" West along the South line of said Section 3 to the $\frac{1}{4}$ corner common to Sections 3 and 10; thence continuing along said South line of Section 3 North 89° 43' 28" West 105.00 feet to the point of beginning. EXCEPTING THEREFROM the 66 foot logging road right of way of Weyerhaeuser Company described in Deed Volume 324, page 157, Deed Records of Klamath County, Oregon. (SUBJECT TO: a 100 foot wide power line right of way, across the Northerly portion of the above described property.) Basis of bearing is Survey numbers 1858 and 1933 as filed in the office of the County Surveyor of Klamath County, Oregon

Section 10: The E $\frac{1}{2}$ NE $\frac{1}{4}$, BUT EXCEPTING THEREFROM THE 66 foot logging road of Weyerhaeuser Company described in Deed Volume 324 at page 157, Records of Klamath County, Oregon.

Section 11: The N $\frac{1}{2}$ NE $\frac{1}{4}$, the SE $\frac{1}{4}$ NE $\frac{1}{4}$, the NW $\frac{1}{4}$, the S $\frac{1}{2}$ N $\frac{1}{2}$ SW $\frac{1}{4}$, the S $\frac{1}{2}$ SW $\frac{1}{4}$, the NW $\frac{1}{4}$ SE $\frac{1}{4}$, the S $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$, and the SE $\frac{1}{4}$ SE $\frac{1}{4}$, X

Section 14: The N $\frac{1}{2}$ NE $\frac{1}{4}$ X

PARCEL 2

Township 37 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon

Section 2: A parcel of land located in the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 2, Township 37 South, Range 14 East, of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the center line of Oregon State Highway No. 140, said point being Oregon State Highway Engineers Station 2226+82.00, said point being South 00° 57' West a distance of 504.00 feet and South 66° 45' East, a distance of 3510.00 feet from the North west corner of said Section 2; thence South 23° 15' West, a distance of 396.00 feet, to the true point of beginning; thence South 66° 45' East, a distance of 300.00 feet; thence South 23° 15' West a distance of 200.00 feet; thence, North 66° 45' West, a distance of 300.00 feet; thence, North 23° 15' East, a distance of 200.00 feet to the true point of beginning;

TOGETHER with an easement and right of way for ingress and egress to said real property along and over the existing road that borders said property and begins at Oregon State Highway No. 140.

Section 11: SW $\frac{1}{4}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ SE $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$, and the N $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ X

Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land described in this deed is a portion of the NW 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the north by the NE 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the south by the SW 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the east by the SE 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the west by the NW 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 29th day of Sept. A.D., 19 92 at 9:28 o'clock A M., and duly recorded in Vol. M92 of Deeds on Page 22530.

FEE \$40.00

Evelyn Biehn - County Clerk

By Pauline Mullender

Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land described in this deed is a portion of the NW 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the north by the NE 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the south by the SW 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the east by the SE 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon. The land is bounded on the west by the NW 1/4 of Section 3, Township 3N, Range 1E, of the Willamette Meridian, Klamath County, Oregon.

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