

KNOW ALL MEN BY THESE PRESENTS, That LAURENCE N. KALITA, a single man

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN KALITA, a married man, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A tract of land situated in Government Lot 16, Section 34, Township 34 South, Range 7 East of the Willamette Meridian, more particularly described as follows: See attached "Exhibit A" description.

SUBJECT TO a 30 feet easement, for ingress and egress purposes, beginning at Baker Street; thence Southeasterly along the South line of this parcel to the East line; thence Northeasterly along the entire East line of this parcel.

ALSO SUBJECT TO: Reservations and restrictions of record, easements and rights of way of record and those apparent on the land.

(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 except as hereinabove set forth

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 \$ 4,440.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the actual consideration (indicate which).~~ (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

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 28th day of February, 1973; 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)

Laurence N. Kalita

STATE OF OREGON, }  
County of Klamath } ss.  
February 28, 1973

Personally appeared the above named Laurence N. Kalita  
and acknowledged the foregoing instrument to be his voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires July 16, 1976

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

Personally appeared \_\_\_\_\_ 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 \_\_\_\_\_

\_\_\_\_\_ a corporation, 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 behalf 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: \_\_\_\_\_

Laurence N. Kalita  
Box 181  
Chiloquin, Ore. 97624  
GRANTOR'S NAME AND ADDRESS

John Kalita  
Box 181  
Chiloquin, Ore. 97624  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Ernest & Grace Wilkerson  
1107 Carlson Dr  
Klamath Falls OR 97603  
NAME, ADDRESS, ZIP

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

Ernest & Grace Wilkerson  
1107 Carlson Dr  
Klamath Falls OR 97603  
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.

Recording Officer

By \_\_\_\_\_ Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

The following described real property in Klamath County, Oregon:

A tract of land situated in Government Lot 16, Section 34, Township 34 South, Range 7 East of the Willamette Meridian, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the South line of said Government Lot 16, said point situated North 89° 43' 34" West a distance of 1188.84 feet from the East 1/4 corner of said Section 34, marked by a brass capped monument; thence Northeasterly along the Northwesterly right of way line of the Southern Pacific Railroad 250 feet, more or less; thence North 68° 44' 24" West a distance of 4 feet, more or less to a 5/8 inch iron pin situated North 25° 57' 27" East 250.00 feet from the point of beginning; thence continuing North 68° 44' 24" West 371.60 feet to a 5/8 inch iron pin on the Easterly bank of Williamson River; thence continuing North 68° 44' 24" West to the thread of said river; thence Southwesterly along the thread of said river to the point of intersection with the Northerly line of the Second Addition to Chiloquin extended Westerly; thence South 62° 57' 35" East to a 5/8 inch iron pin on the Easterly bank of said river and the Northerly line of the Second Addition to Chiloquin; thence continuing along said Northerly line: South 62° 57' 25" East 42.14 feet; North 27° 02' 35" East 10.00 feet; South 62° 57' 25" East 400.84 feet to a 5/8 inch iron pin on the South line of said Government Lot 16; thence South 89° 43' 34" East 14.40 feet to the point of beginning, with the bearings based on recorded survey No. 1516, as recorded in the Klamath County Surveyor's Office

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 9th day of Oct. A.D., 19 92 at 3:25 o'clock P. M., and duly recorded in Vol. M92 of Deeds on Page 23785.

FEE \$35.00

Evelyn Biehn County Clerk

By Pauline M. Mulholland