WARRANTY DEED

mtc 28312·mk

KNOW ALL MEN BY THESE PRESENTS, That

HARRY O. ELLIOTT and ALMA M. ELLIOTT, as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____
LAWRENCE A. HALL and ANN HALL, 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 $ 100,000.00 XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXX

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 4th day of September , 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.

Harry O. Elliott, atty in fact
HARRY O. ELLIOTT   _Alma M. Elliott_

ALMA M. ELLIOTT
Alma M. Elliott

STATE OF OREGON,)
County of ____Klamath____) ss.
September 4 , 19 92

Personally appeared the above named ____
HARRY O. ELLIOTT by his attorney in fact
ALMA M. ELLIOTT

_____ and acknowledged the foregoing instrument
to be ____their____ voluntary act and deed.

Before me: _Mary Kenneally_

Notary Public for Oregon
My commission expires:

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OFFICIAL SEAL
MARY KENNEALLY
NOTARY PUBLIC - OREGON
COMMISSION NO. 014776
MY COMMISSION EXPIRES APR. 20, 1996
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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)

HARRY O. ELLIOTT and ALMA M. ELLIOTT
7118 RUTH COURT
KLAMATH FALLS, OR 97603
GRANTOR'S NAME AND ADDRESS
LAWRENCE A. HALL and ANN HALL
PO BOX 552
FORT KLAMATH, OR 97626
GRANTEE'S NAME AND ADDRESS

An LAWRENCE A. HALL and ANN HALL
PO BOX 552
FORT KLAMATH, OR 97626
NAME, ADDRESS, ZIP

Until a change is required all tax statements shall be sent to the following address.
LAWRENCE A. HALL and ANN HALL
PO BOX 552
FORT KLAMATH, OR 97626
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.

SPACE RESERVED
FOR
RECORDER'S USE

_____
Recording Officer
By _____ Deputy

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

That portion of the SE1/4 of the SE1/4 of Section 12, Township 34 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, lying West of the Westerly right of way line of State Highway No. 62.

PARCEL 2

A parcel of land located in the NE1/4 NE1/4, Section 13, Township 34 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point of intersection of the section line between Sections 12 and 13, Township 34 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, and the westerly right of way boundary of Oregon Highway 62 from which the section corner common to Sections 12 and 13, Township 34 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, and Sections 7 and 18, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, bears North 89 degrees 57' 13" East 328.51 feet; thence South 89 degrees 57' 13" West 993.31 feet along the section line between said Sections 12 and 13 to the East 1/16 corner common to said Sections 12 and 13; thence South 1 degree 08' 54" East 150 feet along the West boundary of the NE1/4 NE1/4, said Section 13; thence North 89 degrees 57' 13" East 1022.25 feet to a point of intersection with the westerly limit of the right of way of Oregon Highway 62; thence along the Westerly limit of said right of way on a spiral curve whose long chord bears North 12 degrees 19' 24" West 33.89 feet to the point of change from spiral to circular curve left radius 5679.58 feet; thence along said curve, the long chord of which bears South 12 degrees 55' 41", a distance of 119.89 feet to the point of beginning.