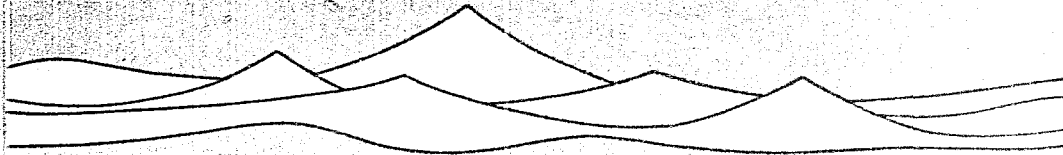


hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBIN R. HOYT, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of CLATSOP 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 \$ 7,000.00.

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 7th day of Sept, 19 93; 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.

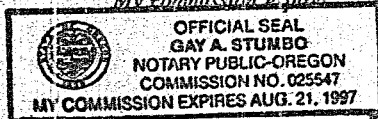
STATE OF OREGON,)
County of Lane) ss.
Sept. 7, 19 93

HILLARD M. MOSBY
HILLARD M. MOSBY

Personally appeared the above named HILLARD M. MOSBY

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

Before me: [Signature]
Notary Public for Oregon
My commission expires: 8-21-97



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)

HILLARD M. MOSBY
76546 LONDON RD.
COTTAGE GROVE, OR 97426

GRANTOR'S NAME AND ADDRESS
ROBIN R. HOYT
2843 SE 41ST
HILLSBORO, OR 97123

GRANTEE'S NAME AND ADDRESS
ROBIN R. HOYT
2843 SE 41ST
HILLSBORO, OR 97123

NAME, ADDRESS, ZIP
ROBIN R. HOYT
2843 SE 41ST
HILLSBORO, OR 97123

NAME, ADDRESS, ZIP
ROBIN R. HOYT
2843 SE 41ST
HILLSBORO, OR 97123

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 _____ or as file/reel number _____, Record of Deeds of said county. Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

EXHIBIT "A" **LEGAL DESCRIPTION**

PARCEL 1:

Lot 1, Block 125, MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the South 102 feet of Lot 1.

ALSO Being all that portion of the strip of land lying contiguous to the Northerly and East boundary lines of Lot 1, Block 125, MILLS ADDITION, City of Klamath Falls, shown on the Map filed May 1, 1926, in the Klamath County records, and between the extended North and the extended East boundary lines of said lot to the centerline of that strip of land described in that certain Correction Deed to the United States dated September 28, 1912, recorded in Book 38, page 209, filed in the records of Klamath County, State of Oregon.

PARCEL 2:

All that portion of Lot 5, a subdivision of Block 125 MILLS ADDITION to the City of Klamath Falls, Oregon, more particularly described as follows:

Beginning at a point in the North line of said Lot 5 aforesaid, 79.5 feet Westerly from the Northeast corner of said lot, and running thence Westerly along the north line of said Lot 5, 60 feet to an intersection with the West line of Lot 3 in said Block 125, if extended North; thence South along the West line of Lot 3 extended, 46.5 feet to the Northerly line of the U. S. Government "B" Lateral Canal right of way; thence Southeasterly along said right of way line 66.2 feet, more or less, to an intersection with the East line of said Lot 3; if extended North; thence North 73.7 feet to the point of beginning.

ALSO Being all that portion of the strip of land lying contiguous to the Southerly boundary line of the portion of Lot 5, Block 125, MILLS ADDITION, City of Klamath Falls, described in deed filed in Volume 86 at Page 89 of the Klamath County records, and between the extended East and the extended West boundary lines of said portion of Lot 5 to the centerline of that strip of land described in that certain Correction Deed to the United States dated September 28, 1912, recorded in Book 38, page 209, filed in the records of Klamath County, State of Oregon.

PARCEL 3:

All that portion of Lot 5, Subdivision of Block 125 Mills Addition to the City of Klamath Falls, Oregon, more particularly described as follows:

Beginning at a point in the North line of said Lot 5 aforesaid, 139.5 feet Westerly from the Northeast corner of said Lot, and running thence Westerly along the Northerly line of said Lot 5, 50 feet to an intersection with the West line of Lot 2 in said Block 125, if extended North; thence South along the West line of said Lot 2 extended, 22 feet to the Northerly line of the U. S. Government B. Lateral Canal right of way; thence Southeasterly along said right of way line to an intersection with the East line of said Lot 2 aforesaid, extended North; thence North 46.5 feet to the place of beginning.

Being all that portion of the strip of land lying contiguous to the West and the Southerly boundary lines of the portion of Lot 5, Block 125, MILLS ADDITION, City of Klamath Falls, described in Volume 86 at Page 90 of the Klamath County records, and between the extended North and the extended East boundary lines of said portion of Lot 5 to the centerline of that strip of land described in that certain Correction Deed to the United States dated September 28, 1912, recorded in Book 38, page 209, filed in the records of Klamath County, State of Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title the 23rd day
of September A.D., 19 93 at 10:19 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 24459.

FEE 35.00

Evelyn Biehn, County Clerk

By Debra L. Mullen