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BARGAIN AND SALE DEED

Vol. m93 Page 26939

KNOW ALL MEN BY THESE PRESENTS, That Klamath County, A Public Corporation of the State of Oregon, hereinafter called grantor, does hereby grant, bargain, sell and convey unto Josef Bischof & Dolores Bischof, as Tenants by the Entirety hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit: A parcel of land located in Willamette Meridian and Section 7, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

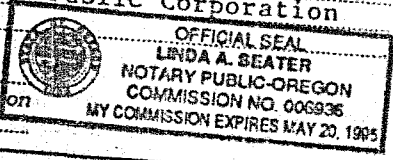
PARCEL 1: Beginning at the Northeast corner of Section 1, Township 35 South, Range 11 East of the Willamette Meridian; thence South 0°37'47" West, along the east boundary of Section 1, 2643.99 feet to the East 1/4 corner of Section 1; thence South 0°39'40" West, along the east boundary of Section 1, 2644.01 feet to the northwest corner of Section 7, Township 35 South, Range 12 East of the Willamette Meridian; thence South 89°46'30" East, along the north boundary of Section 7, 2673.33 feet to the North 1/4 corner of Section 7; thence South 0°06'54" East, along the east boundary of the NW1/4 of Section 7, 2639.86 feet to the Southeast corner of the NW1/4 of Section 7; thence North 89°47'44" West, along the South boundary of the NW1/4 of Section 7, 2691.19 feet to the East 1/4 corner of Section 12, Township 35 South, Range 11 East of the Willamette Meridian; thence South 0°50'49" West, along the East boundary of Section 12, 2641.00 feet to the Southeast corner of Section 12; thence North 89°21'23" West, along the South boundary of Section 12, 1318.58 feet to the East 1/16 corner between Sections 12 and 13; thence South 0°28'00" West, along the East boundary of the NW1/4 of the NE1/4 of Section 13, 734.39 feet to the Northeast corner of Block 45, Oregon Pines Subdivision; thence along the Northerly boundary of Oregon Pines Subdivision as follows: North 89°13'15" West, 474.03 feet; South 0°46'45" West, 122.26 feet; North 89°36'35" West, 803.86 feet; South 80°54'20" West, 30.00 feet; South 68°10' 124th day of October, 1993.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$68,000.00. 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 12th day of October, 1993, if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Chairman of the Board
County Commissioner
County Commissioner

STATE OF OREGON, County of Klamath
This instrument was acknowledged before me on _____, 19____, by _____
This instrument was acknowledged before me on October 14, 1993, by Ed Kentner, Chairman of the Board, Wes Sine & F. Jean Elzner as Commissioners of Klamath County, A Public Corporation of the State of Oregon.



My commission expires May 20, 1995 Notary Public for Oregon

Klamath County Commissioners
Courthouse Annex, 305 Main St.
Klamath Falls, OR 97601
Grantor's Name and Address
Josef & Dolores Bischof
7561 Center Avenue Unit #3
Huntington Beach, Ca 92647
Grantee's Name and Address
Josef & Dolores Bischof
7561 Center Avenue Unit #3
Huntington Beach, Ca 92647
After recording return to (Name, Address, Zip):
Josef & Dolores Bischof
7561 Center Avenue Unit #3
Huntington Beach, Ca 92647
Until requested otherwise send all tax statements to (Name, Address, Zip):
Josef & Dolores Bischof
7561 Center Avenue Unit #3
Huntington Beach, Ca 92647

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/reel/volume No. _____ on page _____ or as fee/title/instrument/microfilm/reception No. _____.
Record of Deeds of said County.
Witness my hand and seal of County affixed.
NAME _____ TITLE _____
By _____ Deputy

SPACE RESERVED FOR RECORDER'S USE

05° West, 420.56 feet; North, 307.53 feet; North 35°20'40" West, 561.35 feet; North 54°25'00" West, 755.00 feet; South 35°35'00" West, 635.00 feet; South 58°36'25" West, 298.51 feet; North 61°10'38" West, 262.76 feet; North 67°13'23" West, 230.07 feet; North 29°47'57" West, 212.49 feet; North 49°08'34" West, 500.05 feet; North 66°15'20" West, 375.00 feet; North 41°14'19" West, 66.21 feet; North 66°15'20" West, 368.00 feet; North 16°34'27" East, 552.28 feet; North 68°28'12" East, 250.61 feet; North 23°44'40" East, 425.00 feet; North 52°13'27" West, 411.08 feet; North 73°25'33" West, 617.00 feet; South 16°34'27" West, 531.09 feet; North 52°00'44" West, 320.98 feet; North 0°54'13" East, 99.51 feet; North 52°00'44" West, 340.00 feet; North 74°52'11" West, 419.13 feet; North 29°11'18" West, 378.86 feet; South 88°57'42" West, 378.86 feet; South 29°53'12" West, 310.00 feet; North 59°39'37" West, 458.16 feet; North 24°11'30" East, 320.00 feet; North 65°48'30" West, 835.00 feet; South 24°11'30" West, 1325.00 feet; South 29°43'56" East, 93.79 feet; South 56°28'30" West, 250.50 feet; South 79°54'13" West, 65.39 feet; South 56°28'30" West, 405.22 feet; South 28°32'10" East, 116.53 feet; thence South 61°27'50" West, along the North boundary of Lot 1, Block 26, Oregon Pines Sub-division to the West boundary of Section 11, Township 35 South, Range 11 East of the Willamette Meridian; thence North 0°46'41" East, along the West boundary of Section 11 to the East 1/4 corner of Section 10; thence North 88°47'27" West, along the South boundary of the NE1/4 of Section 10 to the centerline of the Fuego Fire Road; thence Northerly along the centerline of said road to the most Westerly corner of a tract of land described in Volume M78, Page 27828 of the Deed Records of Klamath County; thence South 66°43'27" East, along the Southerly boundary of the property described in said Deed, 1485.77 feet; thence along the Easterly boundary of said Deed Volume and Page North 18°40'55" East, 622.00 feet; thence North 28°30'24" East, 1785.75 feet to the most northerly corner of a tract of land described in Volume M77, Page 21083 of the Deed Records of Klamath County; thence South 59°41'57" East, 1082.37 feet; thence North 30°18'03" East, 1415.51 feet to the North boundary of Section 2, Township 35 South, Range 11 East of the Willamette Meridian; thence South 89°19'06" East, along the North boundary of Section 2, 2197.85 feet to the Northwest corner of Section 1; thence South 0°50'47" West, along the West boundary of Section 1 to the Northwest corner of the SW1/4 of the NW1/4 of Section 1; thence East, along the North boundary of the SW1/4 of the NW1/4 of the Northeast corner of the SW1/4 of the NW1/4 of said Section 1; thence South along the east boundary of the SW1/4 of the NW1/4 to the Northwest corner of the NE1/4 of the SW1/4 of said Section 1; thence East, along the north boundary of the NE1/4 of the SW1/4 to the center of said Section 1; thence North, along the North-South centerline of Section 1 to the North 1/4 corner of said Section 1; thence South 89°00'44" East, along the north boundary of Section 1, 2643.21 feet to the Northeast corner of Section 1, the point of beginning.

EXCEPTING THEREFROM the SE1/4 of the NW1/4 of Section 12, Township 35 South, Range 11 East of the Willamette Meridian.

ALSO EXCEPTING THEREFROM a tract of land situated in Section 2, Township 35 South, Range 11 East of the Willamette Meridian, in the County of Klamath and State of Oregon described as follows:

Beginning at the Northwest corner of said Section 2; thence South 88°59'04" East along the Northerly line of said Section 2, a distance of 276.30 feet to the centerline of an existing Indian Service Road; thence South 33°06'52" West, along said centerline a distance of 35.00 feet; thence South 59°41'57" East, a distance of 2030.72 feet; thence South 28°30'24" West, a distance of 665.02 feet to a northerly corner of a tract of land described in a Contract to Keith R. Shannon, recorded October 19, 1977 in Volume M77, Page 20008, Deed Records and the true point of beginning of the tract of land herein to be described; thence South 59°41'57" East along the boundary line of said Shannon tract a distance of 1310.08 feet to an angle corner therein; thence South 28°30'24" West, a distance of 665.02 feet; thence South 32°34'54" East a distance of 442.97 feet; thence North 87°54'59" West, a distance of 1573.32 feet to the most westerly corner of said Shannon tract; thence North 11°43'00" East along the westerly line of said Shannon tract a distance of 997.83 feet to an angle corner therein; thence continuing along the Westerly line of said Shannon tract North 28°30'24" East a distance of 665.02 feet to the true point of beginning.

ALSO EXCEPTING THEREFROM a tract of land located in Section 2, Township 35 South, Range 11 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Southeast corner of said Section 2; thence North 89°03'41" West along the south boundary of Section 2, 661.44 feet; thence North 8°13'29" West, 2107.74 feet to the most easterly corner of a tract of land described in Volume M77, Page 20008 of the Deed Records of Klamath County,

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said point also being the most southerly corner of a tract of land described in Deed Volume M78, Page 25362; thence along the boundaries of tract described in Volume M78, Page 25362 North 16°40'58" West, 446.58 feet; thence North 40°53'10" West, 600.00 feet; thence North 49°06'50" East, 1438.83 feet; thence South 42°01'02" East, 667.26 feet to the east boundary of Section 2; thence South 0°50'47" West along the east boundary of Section 2, 3424.73 feet to the Southeast corner of Section 2

PARCEL II: The following described tract of land located in Section 3, Township 35 South, Range 11 East of the Willamette Meridian, Government Lots 2 and 3, the NE1/4 of the SW1/4 and, beginning at the Northwest corner of the SW1/4 of the NE1/4 of said Section 3; thence South 88°52'34" East, along the north boundary of the SW1/4 of the NE1/4, 661.37 feet; thence South 0°46'36" West, along the west boundary of property described in Volume M78, Page 24280 and Volume M78, Page 23204, 2652.69 feet to the south boundary of the NW1/4 of the SE1/4 of said Section 3; thence North 88°50'56" West along the south boundary of the NW1/4 of the SE1/4 of said Section 3, 660.35 feet to the Southwest corner of the NW1/4 of the SE1/4; thence northerly along the west boundary of the NW1/4 of the SE1/4 and the west boundary of the SW1/4 of the NE1/4, 2652.38 feet, more or less to the point of beginning.

PARCEL III: The following described tract of land located in Section 10, Township 35 South, Range 11 East of the Willamette Meridian; the NE1/4 of the NW1/4 of said Section 10; Together with: Beginning at the Southeast corner of the NW1/4 of the NE1/4 of said Section 10; thence North 0°49'12" East, along the east boundary of the NW1/4 of the NE1/4, 663.28 feet, more or less to the most southerly Southeast corner of a tract of land described in Volume M79, Page 695 of the Deed Records of Klamath County; thence North 88°48'24" West along the southerly boundary of said tract, 1320.18 feet to the North-South centerline of Section 10; thence South 0°51'44" West along said centerline to a point North 0°51'44" East, 480.00 feet from the Southeast corner of the SE1/4 of the NW1/4 of said Section 10; said point also being the most northerly Northwest corner of a tract of land described in Volume M78, Page 9184 of the Deed Records of Klamath County; thence South 89°08'16" East, 865.00 feet; thence North 29°22'48" East, 954.34 feet to the point of beginning.

PARCEL IV: Beginning at the Northeast corner of Lot 4, Block 12, Oregon Pines Subdivision; said lot corner being North 88°47'27" West, 1082.16 feet from the center of Section 10, Township 35 South, Range 11 East of the Willamette Meridian; thence along the northerly boundary of said Subdivision as follows: South 1°12'48" West, 593.91 feet; thence South 59°41'46" East, 856.24 feet; thence South 13°15'05" East, 464.43 feet; thence South 38°36'03" West, 320.24 feet; thence South 31°35'19" East, 168.65 feet; thence North 76°33'23" East, 791.53 feet; thence South 62°26'30" East, 1578.54 feet; thence North 27°27'19" East, 503.39 feet; thence North 61°27'50" East, 425.00 feet; thence North 39°04'20" East, 43.26 feet to the center of the Fuego Fire Road; thence leaving the boundary of Oregon Pines Subdivision, northerly, along the centerline of the Fuego Fire Road to the Southeast corner of a tract of land described in Volume M81, Page 11515 of the Deed Records of Klamath County, Oregon; thence South 88°12'19" West, along said Deed boundary 1045.42 feet; thence North 04°53'43" West, along said Deed boundary, to the East-West centerline of Section 10, Township 35 South, Range 11 East of the Willamette Meridian; thence North 88°47'27" West, along the East-West centerline of Section 10 to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 15th day
of Oct. A.D. 19 93 at 9:17 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 26939

FEE \$40.00

Evelyn Biehn - County Clerk

By [Signature]