



## WARRANTY DEED

ATE #02041357

AFTER RECORDING RETURN TO:  
DIVERSIFIED FIBER CO., INC.21801 Hwy 140 EastDairy, OR 97623UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVERANDY BOUGHTON, hereinafter called GRANTOR(S), convey(s) to  
DIVERSIFIED FIBER CO., INC., an Oregon Corporation, hereinafter  
called GRANTEE(S), all that real property situated in the County  
of KLAMATH, State of Oregon, described as:SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND  
MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN . . .

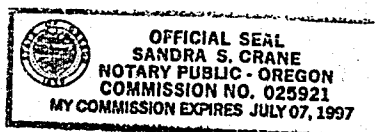
*[Handwritten initials]*

"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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST  
FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.390."

and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except covenants, conditions,  
restrictions, reservations, rights, rights of way and easements  
of record, if any, and apparent upon the land,and will warrant and defend the same against all persons who may  
lawfully claim the same, except as shown above.The true and actual consideration for this transfer is  
\$140,000.00.In construing this deed and where the context so requires, the  
singular includes the plural.IN WITNESS WHEREOF, the grantor has executed this instrument  
this 15th day of March, 1994.

*Randy Boughton*  
RANDY BOUGHTON

STATE OF OREGON                    )  
County of KLAMATH                ) ss.

The foregoing instrument was acknowledged before me this 15th  
day of March, 1994, by RANDY BOUGHTON.Before me: *Sandra S. Crane*

Notary Public for OREGON\*

Commission No. 025921

My Commission Expires: July 7, 1997

## EXHIBIT "A"

That portion of Lot 1, Section 7, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, which is described in a deed recorded in Book 102 at Page 26, Deed Records of Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of Lot 1, of Section 7, Township 39 South, Range 10 East of the Willamette Meridian; thence Easterly along the Southerly line of said Lot 1, a distance of 231.75 feet; thence Northerly along a line parallel with the Westerly line of said Lot 1 a distance of 360 feet; thence Westerly parallel with the Southerly line of said Lot 1 a distance of 231.75 feet to a point on the West line of said Lot 1; thence Southerly along the West line of said Lot 1 a distance of 360 feet to the point of beginning.

SAVING AND EXCEPTING rights of way heretofore deeded for highway purposes including portion conveyed to State of Oregon, by and through its State Highway Commission by Deed recorded December 6, 1971 in Book M-71 at Page 12732.

ALSO EXCEPTING that portion lying within the boundaries of Western Avenue.

CODE 43 MAP 3910-7BB TL 1200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 18th day of March A.D., 19 94 at 3:28 o'clock P M., and duly recorded in Vol. M94 of Deeds on Page 8310.

FEE \$35.00

Evelyn Biehn County Clerk

By

Dorlene Mullender