

K-47 1/4

STATUTORY WARRANTY DEED
(Individual or Corporation)

George Fernlund

conveys and warrants to David McCarley and Diane McCarley, Husband and Wife, Grantor,

the following described real property in the County of Klamath and State of Oregon, Grantee,

See exhibit "A" attached hereto and by this reference made a part hereof

This property is free of liens and encumbrances, EXCEPT:
Subject to reservation and restrictions of record, rights of way and easements
of record and those apparent upon the land, contracts and/or liens for irrigation
and/or drainage.

The true consideration for this conveyance is \$ 230,000.00 (Here, comply with the requirements of ORS 93.030*).

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 30.930.

DATED this 26 day of October, 19 94 If a corporate grantor, it has caused its name to be signed by
resolution of its board of directors.

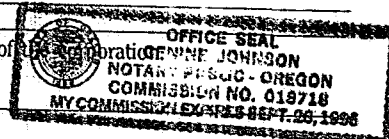
George Fernlund
George Fernlund

STATE OF OREGON, County of Klamath)ss.
The foregoing instrument was acknowledged before me
this 1st day of November, 19 94
by George Fernlund

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of _____)ss.
The foregoing instrument was acknowledged before me
this _____ day of _____, 19 _____
by _____ and
by _____

Notary Public for Oregon
My commission expires: September 28, 1996

a corporation, on behalf of _____
Notary Public for Oregon
My commission expires: _____



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
David & Diane McCarley
17717 E. Langell Valley Road
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
David & Diane McCarley
17717 E. Langell Valley Road
Bonanza, Oregon 97623

EXHIBIT "A"
DESCRIPTION OF PROPERTY

A piece or parcel of land situated in the Southwest quarter of Section 28, the South half of the Southeast quarter of Section 29, the Northeast quarter of Section 32, and the West half of the Northwest quarter of Section 33, all in Township 40 South, Range 14 E.W.M., in Klamath County, Oregon, and more particularly described as follows:

Beginning at the North quarter corner of the said Section 32, and running thence South 0°13' East, and along the line marking the Westerly boundary of the North half of the Northeast quarter of the said Section 32, 1303.5 feet, more or less, to the Southwesterly corner thereof; thence South 89°26' East along the line marking the Southerly boundary of the said North half of the Northeast quarter of the said Section 32, 1430.0 feet to a point in a line parallel with and approximately 25.0 feet Easterly from the center line of the irrigation ditch of the Willow Valley Irrigation District; thence South 10°34' West following the said parallel line, 180.6 feet; thence South 1°51' East 248.1 feet; thence South 15°57' West 94.6 feet; thence South 2°59½' West 134.2 feet; thence South 6°02' West 266.5 feet; thence South 34°59½' East 317.4 feet; thence South 11°26½' West 137.1 feet, more or less, to a point in the line marking the Southerly boundary of the said Northeast quarter of the said Section 32; thence South 88°57½' East along the said boundary line 1525.9 feet, more or less, to the East quarter corner of the said Section 32, which marks the Southeasterly corner of the said Northeast quarter of the said Section 32; thence North 0°21' West along the section line marking the Easterly boundary of the said Section 32, 637.0 feet, to a point in the said line parallel with and approximately 25.0 feet Southerly and Easterly from the center line of the irrigation ditch of the Willow Valley Irrigation District; thence South 58°03½' East along the said parallel line 264.4 feet; thence South 67°03' East 269.3 feet; thence North 71°43' East 118.0 feet; thence North 42°35½' East 218.7 feet; thence North 17°54' East 201.8 feet; thence North 25°58½' East 86.8 feet; thence North 50°43½' East 246.1 feet; thence North 70°56½' East 116.4 feet; thence North 27°33' East 129.7 feet; thence North 185.0 feet; thence North 10°19½' East 343.8 feet; thence North 7°07½' West 201.6 feet; thence North 3°17' East 122.2 feet; thence North 6°41' West 128.9 feet; thence North 17°21' East 201.2 feet; thence North 3°43' West 77.2 feet; thence North 16°23½' West 88.6 feet; thence North 33°50' West 113.2 feet; thence North 6°52' East 200.4 feet; thence North 6°40' West 77.5 feet; thence North 8°40½' East 238.7 feet; thence North 33°41½' East 28.8 feet; thence North 64°57' East 101.6 feet; thence North 87°21' East 404.4 feet; thence North 12°12' West 317.2 feet; thence North 17°36½' East 109.1 feet; thence North 34°30½' East 174.7 feet; thence North 51°15' East 128.9 feet; thence North 33°58½' East 110.9 feet; thence North 31°15' East 131.5 feet; thence North 88°20' East 241.1 feet to a point from which the South quarter corner of the said Section 28 bears South 11°18' East 1304.7 feet distant; thence North 18°26' West and leaving said parallel line, 94.9 feet; thence North 32°05½' West 626.8 feet to a point in the relocated center line of the Woolen Canyon Drain; thence

continued.....

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North 76°10½' West along the said relocated center line of the said Woolen Canyon Drain 518.0 feet; thence along the arc of a 20°00' curve to the left to a point which bears South 87°36-3/4' West 160.8 feet; thence South 71°24' West 859.5 feet; thence along the arc of a 20°00' curve to the right to a point which bears North 84°30' West 235.2 feet; thence North 60°24' West 555.5 feet, to an intersection with the center line of the main drain of the Willow Valley Irrigation District from which the West quarter corner of the said Section 28 bears North 14°27½' East 612.3 feet; thence South 5°04' West along the said center line of the Main Drain of the Willow Valley Irrigation District 249.0 feet; thence South 9°32½' East 114.6 feet; thence South 3°05' West 167.2 feet; thence South 23°07' West 96.8 feet; thence South 35°08½' West 239.4 feet; thence South 72°01' West, and leaving said drain, 1360.0 feet; thence South 79°19' West 483.0 feet; thence North 48°14½' West 243.8 feet; thence South 89°37½' West 335.5 feet; more or less, to a point in the line marking the Westerly boundary of the said South half of the Southeast quarter of the said Section 29; thence South 0°22' East, along the said boundary line 872.9 feet; more or less, to the said point of beginning.

STATE OF OREGON: COUNTY OF KLA MATH: ss.

Filed for record at request of Klamath County Title Co the 1st day
 of Nov A.D. 19 94 at 3:34 o'clock PM., and duly recorded in Vol. M94,
 of Dreds on Page 33892
 FEE \$40.00
 Evelyn Biehn
 By Pauline Mulendore County Clerk