

KNOW ALL MEN BY THESE PRESENTS, That

JAMES C. MITCHELL and JILL E. MITCHELL, as tenants by the entirety  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
RALPH E. DOTSON

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" ATTACHED

## 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 and to determine any limits on lawsuits against farming or forest practices as defined in ORS 30.930."

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

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 \$ 57,000.00  
XXXXXX THE ABOVE CONSIDERATION WAS PAID BY RALPH E. DOTSON TO JAMES C. MITCHELL AND JILL E. MITCHELL FOR THE PURPOSE OF PURCHASING THE ABOVE DESCRIBED REAL PROPERTY. XXXXXX  
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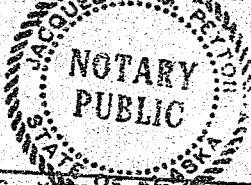
In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.  
In Witness Whereof, the grantor has executed this instrument this 1 day of NOV, 19 94.  
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 Alaska,  
County of \_\_\_\_\_, ss.  
\_\_\_\_\_, 19 \_\_\_\_.

Personally appeared the above named  
JAMES C. MITCHELL  
JILL E. MITCHELL

and acknowledged the foregoing instrument  
to be \_\_\_\_\_ voluntary act and deed.

Before me  
Jacqueline M. Boyd  
Notary Public for Oregon Alaska  
My commission expires: 12-4-96



STATE OF Alaska, County of \_\_\_\_\_, ss.  
The foregoing instrument was acknowledged before me this  
Nov 1, 19 94, by \_\_\_\_\_,  
\_\_\_\_\_, president, and by \_\_\_\_\_,  
\_\_\_\_\_, secretary of \_\_\_\_\_.

a First Nat Bank corporation, on behalf of the corporation.  
Notary Public for Oregon Jacqueline M. Boyd  
My commission expires: 12-4-96 (SEAL)

JAMES C. MITCHELL and JILL E. MITCHELL  
1325 VIEWPOINT DRIVE  
FAIRBANKS, AK 99701

GRANTOR'S NAME AND ADDRESS  
RALPH E. DOTSON  
3509 Howard  
Klamath Falls OR 97603

GRANTEE'S NAME AND ADDRESS  
RALPH E. DOTSON  
3509 Howard  
Klamath Falls OR 97603

NAME, ADDRESS, ZIP  
RALPH E. DOTSON  
3509 Howard  
Klamath Falls OR 97603

SPACE RESERVED  
FOR  
RECORDER'S USE

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

34188

A portion of Lots 11 and 12, Block 3, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point 75 feet East of the Southwest corner of Lot 11, Block 3, ALTAMONT ACRES; thence East along the South line of said Lot 11, 75 feet; thence North and at right angles to said South line of Lot 11, 217.6 feet to the North line of Lot 12 in Block 3, ALTAMONT ACRES; thence West along the North line of Lot 12 in Block 3, ALTAMONT ACRES, a distance of 75 feet; thence South 217.6 feet to the place of beginning.

EXCEPTING THEREFROM the South 5 feet thereof deeded to Klamath County for road purposes by deed book 329 at page 589, Deed Records of Klamath County, Oregon.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 4th day  
of Nov A.D. 19 94 at 11:04 o'clock AM., and duly recorded in Vol. M94  
of Deeds on Page 34187

FEE \$35.00

Evelyn Biehn - County Clerk

By Pauline Millender