



WARRANTY DEED

ASPEN TITLE ESCROW #01042460
AFTER RECORDING RETURN TO:

JOSEPH M. TOWERY

7102 N 57th St
Hawthorne North Dakota 58042

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

LYDIA TOWERY hereinafter called GRANTOR(S), convey(s) to JOSEPH
M. TOWERY hereinafter called GRANTEE(S), all that real property
situated in the County of Klamath, State of Oregon, described
as:

SEE LEGAL DESCRIPTION ATTACHED HERETO MARKED EXHIBIT 'A'

"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 TO CLEAR
TITLE. 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 5 day of ~~NOVEMBER~~ DECEMBER 1994.

Lydia Towery
LYDIA TOWERY

STATE OF NEVADA)
County of WASHOE) ss.

The foregoing instrument was acknowledged before me this 5th
day of ~~NOVEMBER~~ DECEMBER, 1994, by LYDIA TOWERY.

Before me: Marvin E. Nole
Notary Public for NEVADA

My Commission Expires: 22 MAR 1995

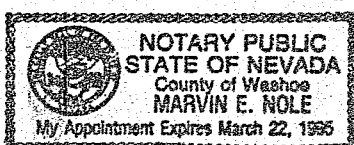


EXHIBIT "A"

PARCEL 1:

A portion of SW 1/4 of SE 1/4 of Section 6, Township 40 South, Range 14 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the intersection of the Southern boundary of said SW 1/4 of SE 1/4 of Section 6 and the centerline of the East Langell Valley Road, and proceeding Northwesterly along said centerline a distance of two hundred (200) feet; thence in a Northeasterly direction perpendicular to said centerline a distance of three hundred and fifty (350) feet; thence Southeasterly parallel to said centerline a distance of approximately three hundred and twenty-four (324) feet to the Southern boundary of said SW 1/4 of SE 1/4 of Section 6; thence due West along said Southern boundary approximately three hundred seventy-four feet (374) to the point of beginning.

EXCEPTING THEREFROM that portion lying within the boundaries of East Langell Valley Road.

PARCEL 2:

That portion of the SW 1/4 SE 1/4 in Section 6, Township 40 South, Range 14 East of the Willamette Meridian, lying Easterly of the East Langell Valley Road, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM the following:

Beginning at the intersection of the Southern boundary of said SW 1/4 of SE 1/4 of Section 6 and the centerline of the East Langell Valley Road, and proceeding Northwesterly along said centerline a distance of two hundred (200) feet; thence in a Northeasterly direction perpendicular to said centerline a distance of three hundred and fifty (350) feet; thence Southeasterly parallel to said centerline a distance of approximately three hundred and twenty-four (324) feet to the Southern boundary of said SW 1/4 of SE 1/4 of Section 6; thence due West along said Southern boundary approximately three hundred seventy-four (374) feet to the point of beginning.

ALSO LESS AND EXCEPT any portion lying within the USBR East Lateral.

Continued on next page

EXHIBIT "A" CONTINUED

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PARCEL 3:

That portion of the SE 1/4 SE 1/4, Section 6, Township 40 South, Range 14 East of the Willamette Meridian, in the County of Klamath, State of Oregon, lying Westerly of Langell Valley Irrigation District's Easterly right of way boundary of the existing irrigation ditch (East lateral), but subject to said ditch and right of way in Klamath County.

CODE 56 MAP 4014-600 TL 1000

CODE 56 MAP 4014-600 TL 900

CODE 56 MAP 4014-600 TL 1101

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co
of Dec A.D. 19 94 at 3:49 o'clock P M., and duly recorded in Vol. M94
of Deeds on Page 38680

FEE \$40.00

Evelyn Biehn

County Clerk

By [Signature]