

NA 02-03-95P03:15 RCVD

BARGAIN AND SALE DEED - STATUTORY FORM
CORPORATE GRANTOR

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94466 WESTERN TIMBER CO.

a corporation duly organized and existing under the laws of the State of Oregon, Grantor,
conveys to J-SPEAR RANCH CO.Grantee, the following described real property situated in Klamath County,
Oregon, to-wit:PARCEL 1: The Southeast one quarter of Section 8, Township 33 South,
Range 7 East of the Willamette Meridian, Klamath County, Oregon.PARCEL 2: The Southeast one quarter of the Southeast one quarter of
Section 23 and the Northeast one quarter of the Northeast one quarter of
Section 26, all in Township 35 South, Range 7 East of the Willamette
Meridian, Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The true consideration for this conveyance is \$200,000.00 (Here comply with the requirements of ORS 93.030)

Done by order of the grantor's board of directors with its corporate seal, if any, affixed on February 1, 1995

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.

WESTERN TIMBER CO.

By Robert J. Riecke President
By Its: Secretary Secretary

STATE OF OREGON, County of Washington) ss.

This instrument was acknowledged before me on February 1, 1995

by Robert J. Riecke

as Secretary

of Western Timber Co.

OFFICIAL SEAL
DEBRA A. SUMICH
NOTARY PUBLIC - OREGON
COMMISSION NO. 021001
MY COMMISSION EXPIRES JAN. 02, 1997Debra A. Sumich
Notary Public for Oregon
My commission expires 1/2/97

BARGAIN AND SALE DEED

Western Timber Co.

GRANTOR

J-Spear Ranch Co.

GRANTEE

P.O. Box 257

Klamath Falls, OR 97601

GRANTEE'S ADDRESS, ZIP

After recording return to:

J-Spear Ranch Co.

P.O. Box 257

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements
shall be sent to the following address:

J-Spear Ranch Co.

(same as above)

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
3rd day of Feb, 1995,
at 3:15 o'clock P. M., and recorded
in book/reel/volume No. M95 on
page 2593 or as fee/life/instru-
ment/microfilm/reception No. 94466,
Record of Deeds of said county.Witness my hand and seal of
County affixed.

Bernetha G. Letsch, County Clerk

NAME

TITLE

By Douglas M. Muller Deputy

Fee \$30.00