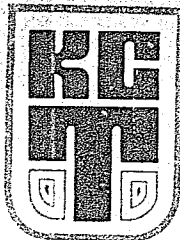


96758

99317

03-23-95P03:57 RCVD



KLAMATH COUNTY TITLE COMPANY

05-02-95A10:46 RCVD

Vol. 1195 Page 6880

Vol. 1195 Page 11309

K-47507
STATUTORY WARRANTY DEED
 (Individual or Corporation)

Peggy P. Carlson, Johnnie R. Toomey, Thomas R. Toomey, Michael P. Toomey,
 Tony G. Toomey, Betty Wagner, Linda Sue Bisbee
 conveys and warrants to Douglas E. Stumbaugh and Billie Jean Stumbaugh, 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

*Being re-recorded to correct Notary

This property is free of liens and encumbrances, EXCEPT:

Subject to: Reservations 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 \$ 25,000.00 (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 16th day of February 19 95. If a corporate grantor, it has caused its name to be signed by
 resolution of its board of directors.

Peggy P. Carlson
 PEGGY P. CARLSON

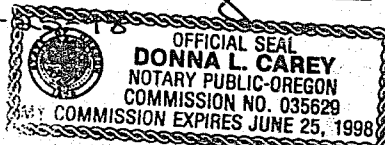
See Exhibit "B" attached for additional
 signatures

STATE OF OREGON, County of Klamath)ss.
 The foregoing instrument was acknowledged before me
 this 16th day of February 19 95
 by Peggy P. Carlson

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

Notary Public for Oregon
 My commission expires: 6-25-98

After recording return to:



Notary Public for Oregon
 My commission expires: _____

THIS SPACE RESERVED FOR RECORDER'S USE

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
 Douglas E. & Billie Jean Stumbaugh
 P.O. Box 209
 Crescent, OR 97733

EXHIBIT "A" DESCRIPTION OF PROPERTY

11310

6881

PARCEL 1:

Lots 1, 2 and 3, Block 1, TOWN OF CRESCENT, OREGON, and also portions of vacated streets and alley adjacent thereto; all in vacated TOWN OF CRESCENT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, lying in the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 30, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 2:

A parcel of land located in the vacated portion of the Townsite of Crescent, in the Northwest one-quarter of the Northeast one-quarter of Section 30, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the intersection of the Northwesterly projection of the Northeasterly boundary of Lot 4, Block 2 and the centerline of the vacated First Street of the original Townsite of Crescent, with said point being located North 50°11' West 170.94 feet from the Northeast corner of said Lot 4; thence along the Northwesterly projection of, and the Northeasterly boundary of said Lot 4, South 50°11' East 30.82 feet to the intersection with the Northerly projection of an existing fence line; thence along said fence line South 21°53' West 132.52 feet to a fence corner; thence South 51°07'46" East 37.0 feet; thence South 10°49'50" West 62.34 feet to the centerline of the vacated Grambs Street; thence along the centerline of said vacated Grambs Street, North 50°11' West 138.82 feet to the intersection of the centerlines of said vacated Grambs Street and the vacated First Street; thence along the centerline of said vacated First Street, North 39°49' East 180.0 feet to the point of beginning.

PARCEL 3:

A tract of land lying in Klamath County, Oregon, on the East side of the Dalles California Highway (US 97) in the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 30, Township 24 South, Range 9 E.W.M., and more particularly described as follows:

Beginning at a point 636.4 feet South 0°22' West from the East 1/16 corner of Section 19 and Section 30, Township 24 South, Range 9 E.W.M. and on the East 1/16 line of Section 30, thence S. 0°22' W. 129.28 feet along the same line to an iron pin, thence N 50°54' W. 508.17 feet to an iron pin on the Easterly right of way line of the Dalles-California Highway (US 97), thence N. 15°34' E. 110 feet along said right of way to an iron pin, thence S. 50°54' E. 471.2 feet to an iron pin which the point of beginning.

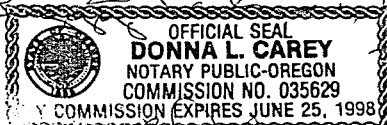
SAVING AND EXCEPTING, Beginning at a one-half inch iron rod at the Southeasterly corner of that parcel conveyed to John Toomey and Doris Toomey, as recorded in Volume M68 page 4704, Klamath County Deed records; thence along the Southerly line of said parcel, North 51°45'20" West 170.49 feet; thence North 10°49'50" East 95.52 feet to the intersection with the centerline of the vacated Grambs Street; thence along said centerline, South 50°11' East 151.08 feet to the East boundary of the Townsite of Crescent; thence along said East boundary, South 0°03'10" West 102.61 feet to the point of beginning.

SICCE

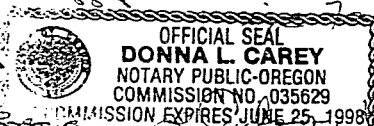
EXHIBIT "B"

11311
6882

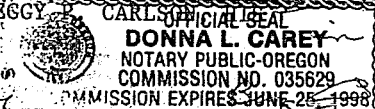
X Johnnie R. Toomey By Donna L. Carey
JOHNNIE R. TOOMEY BY PEGGY P. CARLSON, HIS
ATTORNEY IN FACT



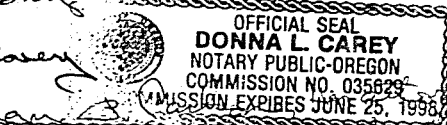
X Thomas R. Toomey By Donna L. Carey
THOMAS R. TOOMEY BY PEGGY P. CARLSON, HIS
ATTORNEY IN FACT



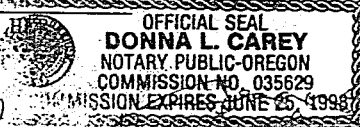
X Michael P. Toomey By Donna L. Carey
MICHAEL P. TOOMEY BY PEGGY P. CARLSON, HIS
ATTORNEY IN FACT



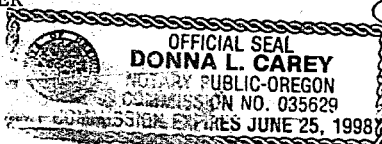
X Tony G. Toomey By Donna L. Carey
TONY G. TOOMEY BY PEGGY P. CARLSON, HIS
ATTORNEY IN FACT



X Betty Wagner By Donna L. Carey
BETTY WAGNER BY PEGGY P. CARLSON, HER
ATTORNEY IN FACT



X Linda Sue Bisbee By Donna L. Carey
LINDA SUE BISBEE BY PEGGY P. CARLSON, HER
ATTORNEY IN FACT



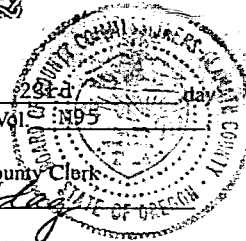
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 23rd day
of March A.D., 19 95 at 3:57 o'clock P M., and duly recorded in Vol 195
of Deeds on Page 6880

FEE \$40.00

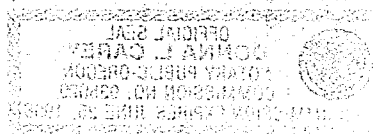
INDEXED
D. H. H.

By Bernetha G. Letsch County Clerk
CLERK OF OREGON



11311
S880

11312



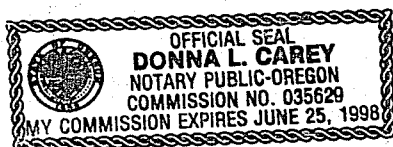
FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath

ss.

On this the 16th day of February, 1995 personally appeared
Peggy P. Carlson
who, being duly sworn (or affirmed), did say that s/he is the attorney in fact for Johnnie R. Toomey,
Thomas R. Toomey, Michael P. Toomey, Tony G. Toomey, Betty Wagner & Linda Sue Bisbee and
that s/he executed the foregoing instrument by authority of and in behalf of said principal; and s/he acknowl-
edged said instrument to be the act and deed of said principal.



Before me:

Donna L. Carey
(Signature)

Notary
(Title of Officer)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 2nd day
of May A.D., 19 95 at 10:46 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 11309

Bernetha G. Letsch, County Clerk

FEE \$20.00

By Smith