

WARRANTY DEED

ATC # 04043503

BRUCE MC DONALD,

Grantor(s) hereby grant, bargain, sell and convey to

ROBERT E. TAYLOR,

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:

and the 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.

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.

The true and actual consideration for this conveyance is \$ 93,700.00.

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

Dated this 8th day of September 1995

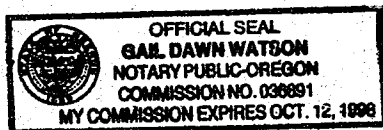
Bruce Mc Donald
BRUCE MC DONALD

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. September 8 19 95
COUNTY OF Coos

Personally appeared the above named Bruce Mc Donald

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Gail Dawn Watson

Notary Public for Oregon

My commission expires 10.12.98

(seal)

Return to:

ROBERT E. TAYLOR

70 Bend Title

P.O. Box 4325

Sun River, Or. 97707

09-14-95P03:42 RCVD

EXHIBIT "A"

PARCEL 1:

A tract of land situated in the NW 1/4 of the SE 1/4 and the NE 1/4 of the SE 1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 01 degree 00' 51" West 6.18 feet and East 38.14 feet from the 1/16th corner of the common line between the NE 1/4 and the SE 1/4 of said Section 18; thence South 480.0 feet along the so called "false 1/16th line" which lies within the NE 1/4 of the SE 1/4 and is East of the common 1/16th line between the NW 1/4 of the SE 1/4 and the NE 1/4 of the SE 1/4 of said Section 18 to the point of beginning; thence West 294.75 feet to a point; thence continuing West 15 feet more or less to the flow line of Crescent Creek; thence Northerly 120 feet more or less along the flow line of said creek to the intersection of the North line of said tract which is parallel to and 120 feet more or less North of the South line of said tract; thence East 15 feet more or less to a point; thence continuing East 321.4 feet to a point; thence South 120.0 feet along the "false 1/16th line" to the place of beginning.

PARCEL 2:

A tract of land situated in the NW 1/4 of the SE 1/4 and the NE 1/4 of the SE 1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 01 degree 00' 51" West 6.18 feet and East 38.14 feet from the 1/16th corner of the common line between the NE 1/4 and the SE 1/4 of said Section 18; thence South 360 feet along the so called "false 1/16th line" which lies within the NE 1/4 of the SE 1/4 and is East of the common 1/16th line between the NW 1/4 of the SE 1/4 and the NE 1/4 of the SE 1/4 of said Section 18 to the point of beginning; thence West 321.40 feet to a point; thence continuing West 20 feet, more or less to the flow line of Crescent Creek; thence Northwesterly 200 feet more or less along the flow line of said creek to the intersection of the North line of said tract which is parallel to and 120 feet more or less North of the South line of said tract; thence East 112.0 feet more or less to a point; thence continuing East 371.55 feet to a point; thence South 120.00 feet along the "false 1/16th line" to the place of beginning.

CODE 205 MAP 2407-18DO TL 3300

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 14th day
of Sept A.D., 19 95 at 3:42 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 24940

FEE \$35.00

Bernetha G. LeSch, County Clerk
By Sybil Smith