

7803

10-18-95P03:15 RCVD

Vol. 1795 Page 28443

STATUTORY BARGAIN AND SALE DEED

BETTLES FAMILY OF OREGON, LIMITED, Grantor, conveys to
BETTLES FAMILY CORPORATION, an Oregon Corporation, the following described
real property, free of encumbrances created or suffered by the grantor except as specifically
set forth herein:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO reservations and restrictions of record, easements and rights of way of
record and those apparent on the land.

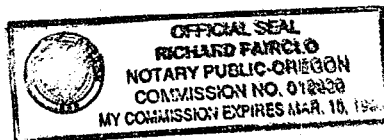
The true and actual consideration for this conveyance is pursuant to court
order.

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 18 day of October, 1995
X Quinten Bettles
Conservator

STATE OF OREGON]
] ss.
County of Klamath]

The foregoing instrument was acknowledged before me this 18 day of
October, 1995, by QUINTEN BETTLES as Conservator of Priscilla Bettles,
subject to Circuit Court, Klamath County, Case No. 9401711 CV, Successor in interest to
BETTLES FAMILY OF OREGON, LIMITED.



Richard Fairclo
Notary Public for Oregon
My Commission expires:

RICHARD FAIRCLO
ATTORNEY AT LAW
280 MAIN STREET
KLAMATH FALLS, OREGON 97601

35.02
ck

DESCRIPTION

The following described real property situate in Klamath County, Oregon:

Parcel 1:

A tract of land situated in Section 21, Township 35 South, Range 7 E.W.M., Klamath County, Oregon, being more particularly described as follows:

Beginning at the initial point of the Williamson River Estates, a duly recorded subdivision, said initial point situated S. 19°17'35" E. a distance of 1037.36 feet (S. 18°49'22" E. 1038.84 feet by said plat) from the North one-fourth corner (N¼) of said Section 21; thence S. 81°02'30" W. 172.35 feet (172.88 by said plat); thence continuing S. 81°02'30" W. 80.86 feet; thence N. 09°27'45" W. 365.94 feet to a 1/2-inch iron pin which is N. 80°32'15" E. 17.00 feet from point A as shown on accompanying Exhibit A; thence N. 80°32'15" E. 253.20 feet to the Westerly right of way line of U. S. Highway 97; thence S. 09°27'45" E., along said right of way line, 368.17 feet to the point of beginning.

TOGETHER WITH the easement referred to as Pressure line area in Deed Volume M79 page 28497, of the Klamath County Deed records, said easement being more particularly described as follows: Beginning at said point A of above description, which bears S. 01°17'32" E. 660.66 feet from said N¼ corner of said Section 21; thence N. 09°27'45" W. 60.00 feet; thence N. 10°15'09" W. 357.01 feet; thence West 184.41 feet to point B; thence North 22.00 feet; thence East 221.08 feet to the Westerly line of that tract of land described in Deed Volume M80 page 6729 and 6730, of said Klamath County Deed records; thence S. 10°15'09" E., along said Westerly line, 372.68 feet; thence S09°27'45" E. 60.00 feet to the Northerly line of Deed Volume 336, page 17, of said Klamath County Deed records, also being the Northerly line of the above described 2.13 acre parcel; thence S. 80°32'15" W. 40.00 feet to Point A, being the point of beginning.

ALSO TOGETHER with the easement for drain field area as referred to in said Deed Volume M79 page 28497, said easement being more particularly described as follows: Beginning at point B which bears S. 44°10'38" W. 348.58 feet from said N¼ corner of said Section 21; West 312.00 feet; thence North 250 feet, more or less, to the Northerly line of said section 21; thence Easterly, along said Northerly line, to a point that bears North of said point B; thence South to the said point B, being the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Richard Fairclo the 18th day
of October A.D., 19 95 at 3:15 o'clock P M., and duly recorded in Vol. M95,
of Deeds on Page 28443.

Bernetha G. Letsch, County Clerk

FEE \$35.00

By Bernetha G. Letsch

Exhibit A