

MT36913-KR

FRONTIER ENTERPRISES, A Partnership consisting of ROBERT L. HORTON and GRETA M. HORTON, as Partners, as Grantor, conveys and warrants to MERRILL L. NASH, as Grantee, the following described real property free of encumbrances except as expressly set forth herein situated in Klamath County, Oregon, to-wit:

AS SET FORTH ON ATTACHED "EXHIBIT A," INCORPORATED HEREIN.

The said property is free from encumbrances except easements, conditions, restrictions and roadways of record; taxes, liens or encumbrances arising by, through or under Grantee.

The true consideration for this conveyance is \$860,000.00.

STATEMENT REQUIRED BY 1983 OR LAWS CH 718 (SB232): This instrument does not guarantee that any particular use may be made of the property described in this instrument. A Buyer should check with the appropriate city or county planning department to verify approved uses.

DATED THIS 15th DAY OF May, 1985.

FRONTIER ENTERPRISES, A Partnership

By: Robert L. Horton
ROBERT L. HORTON, General Partner

By: Greta M. Horton
GRETA M. HORTON, General Partner

"GRANTORS"

STATE OF OREGON, County of Klamath)ss.

PERSONALLY APPEARED the above named GRANTORS and acknowledged the foregoing instrument to be GRANTORS' voluntary act and deed.

May 15, 1985

BEFORE ME:

Sup. H. Moore
My Commission Expires: 8/27/87

GRANTOR:
Robert L. Horton
Rt. 1, Box 147
Bonanza, OR 97623

GRANTEE:
Merrill L. Nash
1014 Hampton Road
Acradia, CA 91006

AFTER RECORDING RETURN TO:
Grantee at the above address

UNTIL A CHANGE IS REQUESTED,
ALL TAX STATEMENTS SHALL BE
SENT TO THE FOLLOWING ADDRESS
Grantee at the above address

DESCRIPTION OF PROPERTY

4322

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

Township 39 South, Range 11 East of the Willamette Meridian

SECTION 22: SE $\frac{1}{4}$ SW $\frac{1}{4}$, W $\frac{1}{4}$ SE $\frac{1}{4}$ and SE $\frac{1}{4}$ SE $\frac{1}{4}$, EXCEPTING that portion lying North of the Langell Valley Market Road.

SECTION 25: SE $\frac{1}{4}$ SW $\frac{1}{4}$, S $\frac{1}{4}$ SE $\frac{1}{4}$ and that portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ lying Southwesterly of the Westerly boundary of the Langell Valley Market Road

SECTION 26: All that portion of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ lying Westerly from a straight line drawn from a point on the North line of said Section 26, which point is 441.0 feet East of Section corner common to Sections 22, 23, 26 and 27, and to a point on the South line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$, which point is 252.0 feet East of the Southwest corner of the said NW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 26.

ALSO all that portion of S $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 26 lying Southwesterly from a line whose course is as follows: Beginning at a point on the South line of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 26, which point is 252.0 feet East of the Southwest corner of said NW $\frac{1}{4}$ NW $\frac{1}{4}$; thence South 86° East, 406.0 feet; thence South 34° East, 811.0 feet; thence South 64° East, 407.0 feet; thence South 56° East, 810.0 feet, more or less, to a point on the South line of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 26.

ALSO all that portion of the SE $\frac{1}{4}$ of Section 26, lying Southwesterly of the Westerly boundary of the Langell Valley Market Road.

ALSO the SW $\frac{1}{4}$

EXCEPT from the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 26 that portion lying Northeasterly of the West Langell Valley Road.

SECTION 27: S $\frac{1}{4}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ SE $\frac{1}{4}$, that portion of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ lying South of the Langell Valley Market Road

SECTION 35: N $\frac{1}{4}$ NE $\frac{1}{4}$

SECTION 36: SE $\frac{1}{4}$, NE $\frac{1}{4}$, NW $\frac{1}{4}$ and Lots 1 and 4

Township 39 South, Range 12 East of the Willamette Meridian

SECTION 30: Lot 4

SECTION 31: SW $\frac{1}{4}$ SE $\frac{1}{4}$, NE $\frac{1}{4}$ NW $\frac{1}{4}$, NE $\frac{1}{4}$, EXCEPT 7 acres, more or less, described as follows: Beginning at the Northeast section corner of Section 31; thence West 360 feet; thence South 822 feet; thence East 360 feet; thence North 822 feet to the point of beginning.

N $\frac{1}{4}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ SE $\frac{1}{4}$, Lot 4, EXCEPTING 5.85 acres, more or less, lying North of the Market Road.

Township 40 South, Range 12 East of the Willamette Meridian

SECTION 1: Lots 1, 2, 5, 6 and 7, SE $\frac{1}{4}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ NE $\frac{1}{4}$, W $\frac{1}{4}$ SE $\frac{1}{4}$

Township 40 South, Range 13 East of the Willamette Meridian

SECTION 6: That portion of the N $\frac{1}{4}$ NE $\frac{1}{4}$ lying Northerly & Easterly of the Bonanza-Langell Valley Highway.

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EXHIBIT A

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co. the 15th day of February A.D., 19 96 at 11:31 o'clock A M., and duly recorded in Vol. M96 of Deeds on Page 4321.

FEE \$35.00

Bernetha G. Letsch, County Clerk

By Pauline Mullender