



WARRANTY DEED

ATC # Q1045036

PATRICIA HUNT
JIMMY RUSSELL
FLORENCE RUSSELL
P.O. BOX 225
BLY, OR. 97622

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

CLAUDE B. PARRISH AND EDITH M. PARRISH, TENANTS BY THE ENTIRETY, hereinafter called GRANTOR(S), convey(s) to PATRICIA HUNT AND JIMMY RUSSELL AND FLORENCE RUSSELL, NOT AS TENANTS IN COMMON BUT WITH FULL RIGHTS OF SURVIVORSHIP, hereinafter called GRANTEE(S), all that real property situated in the County of KLAMATH, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN

"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 30.390."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$36,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 26th day of August, 1996

Claude B. Parrish

CLAUDE B. PARRISH

Edith M. Parrish

EDITH M. PARRISH

STATE OF OREGON

County of Klamath)ss.

On August 26th, 1996, personally appeared before me, CLAUDE B. PARRISH AND EDITH M. PARRISH, who acknowledge the foregoing instrument to be their voluntary act and deed.

Marlene T. Addington
Notary Public for Oregon

My Commission Expires: March 22, 1997

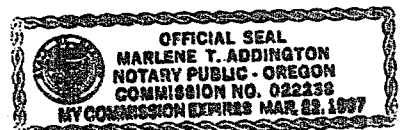


EXHIBIT "A"

PARCEL 1:

A parcel of land situated in the NE 1/4 NW 1/4 of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southeast corner of the NE 1/4 NW 1/4 of said Section 34; thence North 89 degrees 41' West a distance of 872 feet; thence North a distance of 30 feet to an iron pin on the North line of the Dairy-Bonanza Highway, said point being 30 feet North of the Southwest corner of that tract of land described in Book 170 at Page 175, Deed Records of Klamath County, Oregon; thence North 89 degrees 41' West along the North line of said highway a distance of 53.05 feet to a one-half inch iron pin on the true point of beginning of this description; thence North 03 degrees 14' East a distance of 105.31 feet to a one-half inch iron pin; thence South 47 degrees 54' West a distance of 26.86 feet to a one-half inch iron pin on the interior corner of that tract of land described in Book 333 at Page 607, Deed Records of Klamath County, Oregon; thence South 66 degrees 28' West to the Easterly line of the Dairy-Bonanza Highway; thence Southerly and Easterly following the Easterly and Northerly line of said highway to the true point of beginning of this description.

PARCEL 2:

A tract of land situated in the NE 1/4 NW 1/4 of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point that is North 89 degrees 41' West a distance of 872 feet and North a distance of 30 feet from the Southeast corner of the NE 1/4 NW 1/4 of said Section 34; thence North a distance of 148.0 feet to an iron pin in the center line of the Horsefly Irrigation Ditch; thence North 9 degrees 12' West 54.96 feet to an iron pin on the Southerly line of the Klamath Falls-Lakeview Highway; thence South 61 degrees 23' West along the Southerly line of said Highway a distance of 97.68 feet to the true point of beginning; thence South 22 degrees 02' East a distance of 72.28 feet to an iron pin; thence South 66 degrees 28' West to the Easterly line of the Dairy-Bonanza Highway; thence Northerly and Easterly following the Southerly line of the Dairy-Bonanza Highway and the Klamath Falls-Lakeview Highway to the point of beginning.

PARCEL 3:

A parcel of land situated in the NE 1/4 NW 1/4 of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southeast corner of the NE 1/4 NW 1/4 of said Section 34; thence North 89 degrees 41' West a distance of 873

feet; thence North a distance of 30 feet to an iron pin on the North line of the Dairy-Bonanza Highway, said point being 30 feet North of the Southwest corner of that tract of land described in Book 170 at Page 175, Deed Records of Klamath County, Oregon; thence North 89 degrees 41' West along the North line of said highway a distance of 53.05 feet to a 1/2 inch iron pin; thence North 03 degrees 14' East a distance of 105.31 feet to a 1/2 inch iron pin on the true point of beginning of this description; thence North 47 degrees 54' East a distance of 63.49 feet to a 1/2 inch iron pin in the centerline of the Horsefly Irrigation Ditch, said point being in the Easterly line of that land described in Book 333 at Page 607, Deed Records of Klamath County, Oregon; thence North 09 degrees 12' West a distance of 54.96 feet to an iron pin on the Southerly line of the Klamath Falls-Lakeview Highway; thence Southwesterly along the Southerly line of said highway to an iron pin that bears South 61 degrees 23' West a distance of 97.68 feet from the last mentioned point; thence South 22 degrees 02' East a distance of 72.28 feet to an iron pin (this distance is 72.78 feet by the description in said deed recorded); thence North 47 degrees 54' East a distance of 26.86 feet to the true point of beginning of this description.

EXCEPTING THEREFROM any portion of the above described property lying within the highways right of ways.

CODE 37 MAP 3811-V3480 TL 900
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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 26th day
 of August A.D. 19 96 at 3:49 o'clock PM., and duly recorded in Vol. M96,
 of Deeds on Page 26400.

FEE \$40.00

Bernetha G Letsch, County Clerk

By *[Signature]*