

30392

After recording, return to: William M. Ganong
635 Main Street
Klamath Falls OR 97601

Vol. m46 Page 39904

Send tax statements to: No Change

DEED AND ASSIGNMENT

96 DEC 24 P 156
DOROTHY R. KANDRA, Grantor, conveys and assigns unto DOROTHY R. KANDRA, NANCY D. RHEEM, and STEVEN L. KANDRA, as Trustees of the Dorothy Ruth Kandra Revocable Living trust u/d/a December 20, 1996, and their successors in Trust, Grantees, all of Grantor's right, title, and interest in and to the real property located in Klamath County, Oregon and described on Exhibit A attached hereto and incorporated herein by this reference.

Grantor does further assign unto Grantees all of Grantor's right, title, and interest as Vendor in that certain Agricultural Land Sale Contract dated November 25, 1986 and recorded in Volume M 87 at page 19582 of the Deed Records of the Clerk of Klamath County, Oregon and as corrected by the Contract Correction dated November 26, 1986 and recorded in Volume M 88 at page 20129 of said Deed Records.

This deed has been prepared for estate planning purposes and no consideration has been paid for this transfer.

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.

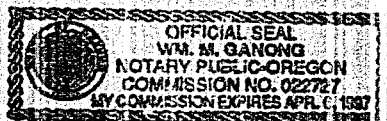
Dated this 20 day of December, 1996.

Dorothy R. Kandra
Dorothy R. Kandra

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me by Dorothy R. Kandra on the 20th day of December, 1996.

William M. Ganong
Notary Public for Oregon
My Commission Expires: 4-6-97



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EXHIBIT "A"

the following described real property located in Klamath County, Oregon, to-wit:

PARCEL 1:

Commencing at the Southwest corner of Section 31, Township 40 South, Range 11 East of the Willamette Meridian, and extending thence North along the West Section line of said Section 31 to the East-West center line of said Section 31; thence East along said center line to the Southeast corner of the $W\frac{1}{2}SW\frac{1}{4}NW\frac{1}{4}$ of said Section 31; thence North along the East line of said $W\frac{1}{2}SW\frac{1}{4}NW\frac{1}{4}$ to the center line of the U. S. Bureau of Reclamation "D" Canal, formerly the "Adams" Canal; thence Southeasterly along the center line of said "D" Canal to the center line of a certain private drain ditch located 1320 feet, more or less, East of the West line of said Section 31; thence South along the center line of said drain ditch to the South Section line of said Section 31; thence West along said South Section line 1320 feet, more or less, to the point of beginning, and containing 85 acres, more or less.

PARCEL 2:

The Northwest quarter of Section 36, Township 40 South, Range 10 East of the Willamette Meridian, except the following:

a. That portion of the South one-half of said Northwest quarter of Section 36 lying and being southerly and westerly of the Klamath Irrigation District Drain Right of Way which crosses said $S\frac{1}{2}NW\frac{1}{4}$;

b. That portion of the Northwest quarter of said Northwest quarter lying and being north of the United States G Canal right of way;

c. That portion of the Northwest quarter of said Northwest quarter described as follows:

Beginning at the intersection of the Section line between Sections 35 and 36 in said Township and Range and the right of way line of the South side of said canal; thence South along said Section line 305.5 feet; thence East 714 feet; thence North parallel to said section line to the said South right of way line of said canal; and thence Westerly along said right of way line of said canal to the point of beginning, containing approximately 7.032 acres of land;

d. That portion of the above described land included in the rights of way for irrigation ditches and drains heretofore granted and reserved unto the United States.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of William M. Ganong the 24th day
of December A.D. 19 96 at 1:56 o'clock P. M. and duly recorded in Vol. M96
of Deeds on Page 39904

Bernetha G. Leisch, County Clerk

FEE \$40.00

by Kudman Rose