

WILLIAM BURKS TERRY, TRUSTEE UNDER THE TERRY REVOCABLE TRUST OF 1990, DATED FEBRUARY 22, 1990,

Grantor(s) hereby grant, bargain, sell and convey to:
L. FRANK GOODSON and LILLIE L. GOODSON, husband and wife,
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 \$ 42,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 6646 HOMEDALE ROAD, KLAMATH FALLS, OR 97603

Dated this 13TH day of JANUARY 1997.

TERRY REVOCABLE TRUST OF 1990

BY: William Burks Terry TRUSTEE
WILLIAM BURKS TERRY

STATE OF CALIFORNIA, County of CONTRA COSTA) ss.

This instrument was acknowledged before me on JANUARY 13, 1997
by William Burks Terry

as Trustee

of The Terry Revocable Trust of 1990, dated February 22, 1990

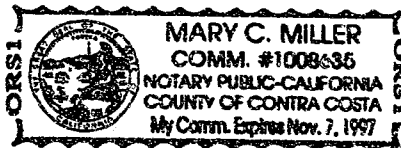
Maryl Miller
Notary Public of California

My commission expires 11-7-97

ESCROW NO. MT39332-PS

Return to:

L. FRANK GOODSON
6646 HOMEDALE ROAD
KLAMATH FALLS, OR 97603



97 JAN 29 P3:54

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

The NE1/4 NW1/4 NE1/4, the North 160 feet of S1/2 NW1/4 NE1/4, in Section 23, Township 35 South, Range 6 east of the Willamette Meridian.

PARCEL 2:

A perpetual right and easement for road purposes to a parcel of land 12' wide along the West side of the E1/2 NW1/4 SW1/4 NE1/4 of said Section 23, Township 35 South, Range 6 East of the Willamette Meridian, said easement 12' wide extending North to the property herein above conveyed.

(Portion of easement lying in tax account 400 was extinguished by instrument recorded February 28, 1972 in Volume M72, page 2081, Microfilm Records of Klamath County, Oregon.)

ALSO:

A 12 foot wide access easement, situated in the S1/2 NW1/4 NE1/4 of Section 23, Township 35 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon. The center line of which is more particularly described as follows:

Beginning at a point on the South line of the South 198 feet of the North 358 feet of the S1/2 NW1/4 NE1/4 of said Section 23, from which the C-W-W-NE 1/256 corner of said Section 23 bears North 87 degrees 56' 37" West 6.00 feet and South 00 degrees 18' 32" East 313.63 feet; thence along the arc of a curve to the left (radius point bears South 89 degrees 41' 28" West 298.31 feet and central angle equals 37 degrees 06' 27") 193.20 feet; thence North 37 degrees 24' 59" West 26.8 feet, more or less to the North line of the South 198 feet of the North 358 feet of the said S1/2 NW1/4 NE1/4 of said Section 23, with bearings based on record of Survey 4469 as recorded at the office of the Klamath County Surveyor.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 29th day
of January A.D., 19 97 at 3:54 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 2685

FEE \$35.00

Bernetha G. Leisch, County Clerk

by Kathleen Kross