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MEMORANDUM OF ANNECKATION AGREEMENT

BE IT REMEMBERED, on the 24 day of March, 1997, the City of Klamath Falls, an Oregon municipal corporation (CITY), and Bettendorf Enterprises, Inc., (OWNER) entered into an Annexation Agreement committing the following-described real property situated in Klamath County, Oregon, to possible future annexation to the City.

See Exhibit A

Said Annexation Agreement includes a request to rezone the property following annexation.

IN WITNESS WHEREOF, the parties have hereunto set their hands this 24 day of March, 1997.

CITY OF KLAMATH FALLS

OWNER

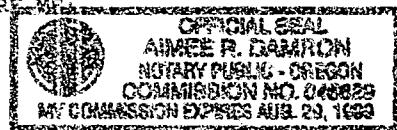
By: James D. Keller
City ManagerElisa D. Fritz
Bettendorf Enterprises, Inc.

Attest:

Elisa D. FritzSTATE OF OREGON } ss.
COUNTY OF KLAMATH }

On the 24th day of April, 1997, personally appeared James R. Keller and Elisa D. Fritz, who, each being first duly sworn, did say that the former is the City Manager and the latter is the City Recorder of the City of Klamath Falls, an Oregon municipal corporation, and that the instrument was signed on behalf of said municipal corporation; and each of them acknowledged said instrument to be its voluntary act and deed.

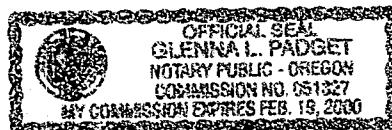
BEFORE ME:

Amiee R. Damron
Notary Public for OregonSTATE OF Oregon
COUNTY OF Klamath

} ss

On the 24th day of March, 1997, personally appeared Ed Gomes and acknowledged said instrument to be his/her/their voluntary act and deed.

BEFORE ME:

Glenina L. Padget
Notary Public for Oregon
My Commission Expires: 2/19/2000


AFTER RECORDING RETURN TO:
Klamath Falls City Recorder
P.O. Box 237
Klamath Falls, OR 97501

**EXHIBIT "A" TO ANNEXATION AGREEMENT
OF CITY OF KLAMATH FALLS AND
BETTERNDORF ENTERPRISES, INC.**

DATED: March 24th, 1997

PROPERTY DESCRIPTION

PARCEL 1

A parcel of land situated in the NW 1/4 NW 1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a closed monument marking the Southwest corner of said NW 1/4 NW 1/4 of Section 22, said monument being the intersection of the centerlines of Washburn Way and Joe Wright Road; thence North 0 degrees 14' East along the centerline of Washburn Way a distance of 413.5 feet to a point; thence South 89 degrees 23' East a distance of 36.8 feet to a 3/8" iron pin marking the true point of beginning of this description; thence continuing South 89 degrees 23' East a distance of 221.53 feet to the Southerly right of way line of the Modoc Northern Railroad; thence North 33 degrees 33' 39" East along said right of way line a distance of 524.15 feet to a point on the East line of Washburn Way; thence South 0 degrees 14' West along said West line a distance of 433.85 feet, more or less to the true point of beginning.

PARCEL 2

A parcel of land situated in the NE 1/4 NW 1/4, Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at an iron pin on the Southerly right of way line of Washburn Way as the same is presently located and constructed, from which point the monument marking the Northwest corner of said Section 22 bears North 00 degrees 25' West 39.0 feet and North 0 degrees 14' East 221.6 feet distant; thence South 0 degrees 14' West along said Southerly right of way line 205.5 feet to its intersection with the Northerly right of way line of Joe Wright Road as the same is presently located and constructed; thence South 89 degrees 23' East along said Northerly right of way line 238.33 feet to its intersection with the Southerly right of way line of the Modoc Northern Railroad as the same is presently located and constructed; thence North 33 degrees 33' 39" West along said Southerly railroad right of way line 462.73 feet to an iron pin; thence North 89 degrees 23' West 231.53 feet to the point of beginning.

EXCISING THEREFROM a tract of land located in NW 1/4 NW 1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at the North 1/16 corner common to Section 21 and 22; thence North 00 degrees 33' 20" East, along the centerline of Washburn Way, 39.00 feet; thence South 89 degrees 00' 53" East 39.00 feet to the intersection of the East boundary of Washburn Way with the North boundary of Joe Wright Road for the true point of beginning of this description; thence South 89 degrees 00' 53" East, along the North boundary of Joe Wright Road, 23.00 feet; thence North 44 degrees 18' 10" West, 35.44 feet to the East boundary of Washburn Way, thence South 89 degrees 23' 22" West, along the East boundary of Washburn Way, 23.00 feet to the true point of beginning, containing 312 square feet, more or less; the basis of hearings for this description is Survey No. 2584 on file in the office of the Klamath County Surveyor.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of _____ Klamath Falls City Recorder the 1st day of May A.D. 19 97 at 11:17 o'clock A.M., and duly recorded in Vol. M97 of Deeds on Page 13300.

Fee \$15.00 by Bernice G. Letsch, County Clerk
Kettunen