

97 JUN 30 AM 12:1

K-50630-D

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Dorman A. Turner, Arlene H. Turner, also known as Mickey Ione Turner, Billee Schrieber and Gene A. Schrieber, Trustees under that certain Trust Agreement dated June 25, 1990, hereinafter called Grantor, for the consideration hereinafter stated, to grantor paid by Sessler Metals, Inc., an Oregon Corporation, hereinafter called Grantee, does hereby grant, bargain, sell and convey unto Grantee and Grantee's successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The South 425 feet of Lot 1, Block 4, Tract No. 1080, Klamath County, Oregon.

Account #3909-3CB-1600 - Key #527261

To Have and to Hold the same unto the said Grantee and Grantee's successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$150,000.00.

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.

In Witness Whereof, the Grantor has executed this instrument this 26 day of June, 1997.

Dorman A. Turner
Dorman A. Turner

Billee C. Schrieber
Billee C. Schrieber, Trustee
under that certain Trust dated 6/25/90

Arlene I. Turner, nka
Mickey Ione Turner

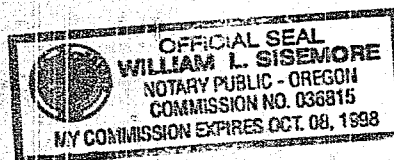
Gene A. Schrieber, Trustee
Gene A. Schrieber, Trustee
under that certain Trust dated 6/25/90
by Billee C. Schrieber, his true and
lawful attorney

STATE OF OREGON)
) SS
County of Klamath)

This instrument was acknowledged before me on June 26, 1997, by Dorman A. Turner and Arlene I. Turner, nka Mickey Ione Turner.

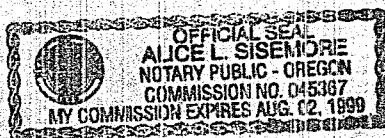
William L. Sisemore
Notary Public for Oregon

My Commission Expires: Oct 08, 1998



1 STATE OF OREGON)
 2) SS
 3 County of Klamath)

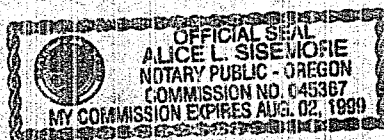
4 This instrument was acknowledged before me on June 27, 1997, by Billee
 5 C. Schrieber, known to me to be the person described in the foregoing instrument,
 6 and acknowledged that she executed the same in the capacity therein stated and
 7 for the purposes therein contained. Before me:



Alice L. Sisemore
 Notary Public for Oregon
 My Commission Expires: 8/2/99

9 STATE OF OREGON)
 10) SS
 11 County of Klamath)

12 Personally appeared Billee C. Schrieber who, being duly sworn, did say that
 13 she is attorney in fact for Gene A. Schrieber and that she executed the foregoing
 14 instrument by authority of and in behalf of said principal, and she acknowledged
 15 said instrument to be the act and deed of said principal. Before me:



Alice L. Sisemore
 Notary Public for Oregon
 My Commission Expires: 8/2/99

18 STATE OF OREGON, COUNTY OF KLAMATH: ss.

19 Filed for record at request of Klamath County Title the 30th day
 of June A.D., 19 97 at 11:21 o'clock A. M., and duly recorded in Vol. 297
 of Deeds on Page 20248

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Ruthann Ross