

JUL -3 11:24

WHEN RECORDED MAIL TO:
GIACOMINI & KNIIPS
706 MAIN STREET
KLAMATH FALLS, OR 97601

STATE OF OREGON)
County of Klamath) ss.

I certify that the within instrument was received for record on the
3rd day of July, 19 97, at 11:24
o'clock A. M., and recorded in book M97 on
page 20803, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Ruthen Reed Title Deputy

Fee: \$30.00

MAIL TAX STATEMENTS TO:

AMBROSE W. MCAULIFFE
SUSAN J. MCAULIFFE
PO BOX 456
FORT KLAMATH, OR 97626

WARRANTY DEED

LAWRENCE ALLEN HALL, aka LAWRENCE HALL and ANN HALL

GRANTOR, conveys and warrants to

AMBROSE W. MCAULIFFE and SUSAN J. MCAULIFFE,
husband and wife, not as tenants by the entirety, but as tenants in common

GRANTEE, the following described real property, together with all tenements, hereditaments, and appurtenances thereto situate in Klamath County, State of Oregon, free of encumbrances, except as specifically set forth below:

Township 33 South, Range 7 1/2 East of the Willamette Meridian:
Section 26: E 1/4 SW 1/4, W 1/4 SW 1/4, S 1/4 N 1/4 SE 1/4 NW 1/4, SW 1/4 SW 1/4 NE 1/4, S 1/4 SE 1/4 NW 1/4
[Assessor's #3307-V2600-00800]

EXCEPTIONS TO TITLE.

1. Terms and conditions of special assessment as farm use and the right of Klamath County, Oregon, to additional taxes, plus interest in the event said use should be changed which obligation BUYER assumes and agrees to pay and perform;
2. Reservations contained in Land Status Report, including terms and provisions thereof recorded in Vol. 302, Page 340, Records of Klamath County, Oregon.
3. Reservations contained in Bargain and Sale deed, including terms and provisions thereof, recorded in Vol. M-74, Page 13,286, Records of Klamath County, Oregon.
4. Easement, including the terms and provisions thereof, created by instrument recorded in Vol. M-91, Page 9681, Records of Klamath County, Oregon.
5. Private or public rights of way of record and apparent thereon, including rights of the State of Oregon, and the public, if any, in and to any portion lying below the ordinary high water line of Crooked Creek.
6. 1997-98 Klamath County real property taxes, a lien, but not yet payable.

WATER RIGHTS:

All water rights referenced in State of Oregon Water Resources Department: FINAL STATEMENT AND PROOF OF CLAIM TO USE THE WATERS OF THE KLAMATH RIVER AND ITS TRIBUTARIES BY KLAMATH INDIAN INDIVIDUAL PIA CLAIMANTS in which Lawrence Hall is designated as the owner and the above-described land is designated as beneficial by the following references: Owner No. 15A, Property No. 1, OWRD File ID: I-18.

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 paid for this transfer, stated in terms of dollars, is \$300,000.00 paid by an accommodator pursuant to a 1031 exchange.

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

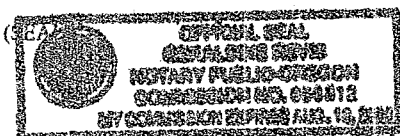
Dated: 7/2/97
Ann Hall

Lawrence Allen Hall
Lawrence Hall

STATE OF OREGON)
County of Klamath) ss

July 2 19 97

Personally appeared the above named LAWRENCE ALLEN HALL aka LAWRENCE HALL and ANN HALL and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me Bernetha G. Letsch
Notary Public
My Commission expires: Aug. 13, 2000

MAIL TAX STATEMENTS AS DIRECTED ABOVE

LAW OFFICES OF GIACOMINI & KNIIPS, 706 Main Street, Klamath Falls, OR 97601; Telephone (541) 884-7728; Telefax (541) 883-1759