



KLAMATH COUNTY TITLE COMPANY

X-50500-A
STATUTORY WARRANTY DEED
(Individual or Corporation)

UNITED STATES NATIONAL BANK OF OREGON

conveys and warrants to JOHN R. ANDERSON AND JEANNE F. ANDERSON, Husband and Wife Grantor,
the following described real property in the County of Klamath and State of Oregon. Grantor.

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO
AND BY THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY
SET FORTH HEREIN.....

97 JUL 14 P2:46

This property is free of liens and encumbrances, EXCEPT SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 800,000.00 (Here comply with the requirements of ORS 93.030*).

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 26th day of June 19 97 If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

UNITED STATES NATIONAL BANK OF OREGON

BY: Margaret A. Mitchell att

STATE OF OREGON, County of _____)ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of Multnomah)ss.
The foregoing instrument was acknowledged before me
this 26th day of June 19 97
by John R. Anderson and
by Jeane F. Anderson
of United States National Bank of Oregon
a corporation, on behalf of the corporation.

Notary Public for Oregon
My commission expires:

Notary Public for Oregon
My commission expires: 1-30-98

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
JOHN R. & JEANNE F. ANDERSON
Rt. 1 Box 246 C
Tulelake, California 96134

NAME ADDRESS, ZIP

Until a change is registered all tax statements shall be sent to the following address:

SAME AS LISTED ABOVE

NAME ADDRESS, ZIP

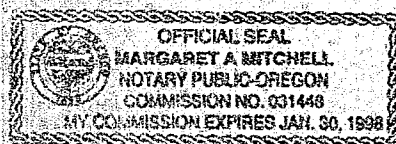


Exhibit "A"

DESCRIPTION OF PROPERTY

TOWNSHIP 40 SOUTH, RANGE 15 EAST OF THE WILLAMETTE MERIDIAN

Section 21: S½, SAVING AND EXCEPTING the SW¼SW¼

Section 28: NE¼, NE¼NW¼, S½NW¼NW¼, S½NW¼, NW¼SW¼, N½NE¼SW¼, N½NE¼SE¼

TOWNSHIP 40 SOUTH, RANGE 14½ EAST OF THE WILLAMETTE MERIDIAN

Section 27: W½SW¼

Section 28: SW¼SW¼, N½SW¼, N½SE¼

Section 29: SE¼SE¼

Section 32: E½NE¼, NE¼SE¼

Section 33: NW¼, S½NE¼, NE¼NW¼, SE¼, N½SW¼, SE¼SW¼

Section 34: W½NW¼, W½SW¼

Section 36: S½NW¼, That portion of the SW¼ lying Westerly of the fence constructed and existing across the E½SW¼

ALSO All that portion of said section lying and being Southeasterly from a line parallel with and 225 feet distant Northwesterly from the Northerly line of Bear Flat-Bear Spring Road which runs Northwesterly across said quarter section.

TOWNSHIP 41 SOUTH, RANGE 14 EAST OF THE WILLAMETTE MERIDIAN

Section 5: The South 150 feet of the S½SW¼ and W½SW¼SE¼

Section 6: E½E½W¼, W½E½; Lot 1, SE¼NE¼ and NE¼SE¼

A strip of land 150 feet in width lying along and immediately adjacent to the Southerly boundary of the SE¼SE¼ of Section 6, SAVING AND EXCEPTING a strip of land 10 feet wide along the North line of Lots 1, 2 and 3; Lot 3 deeded to Klamath County in Volume 250 page 1, Deed Records of Klamath County, Oregon.

Section 7: W½E½ and S½SE¼SE¼; E½W¼

LESS a strip of land 125 feet in width described as follows: Commencing at the Northwest corner of NE¼SW¼ of Section 7 and running thence North 125 feet; thence East 125 feet; thence South 1570 feet parallel with the West line of said section; thence Westerly 125 feet; thence Northerly 1445 feet to the point of beginning, being the Westerly 125 feet of the NE¼SW¼ and a parcel of land 125 feet square in the Southwest corner of the SE¼NW¼ and a parcel of land 125 feet square in the Northwest corner of the SE¼SW¼ of said Section 7.

LESS AND EXCEPT a piece or parcel of land in the SE¼SW¼ of Section 7, Township 41 South, Range 14 East of the Willamette Meridian, more particularly described as follows: Beginning at the Northwesterly corner of said SE¼SW¼ of said Section 7, Township 41 South, Range 14 E.W.M., and running thence Easterly along the Northerly boundary thereof 34.8 feet; thence South 5°27' East 1326.0 feet, more or less, to a point in the Southerly boundary thereof; thence Westerly along the said Southerly boundary thereof 160.7 feet, more or less, thence Northerly along the Easterly boundary thereof 1320 feet, more or less, to the said point of beginning.

Page 1 of 2

Page Two of Description

21960

ALSO SAVING AND EXCEPTING that portion in deed from Johnson Stock Co. to W. D. Campbell in Volume 257 on page 91; Deed Records of Klamath County, Oregon.

Section 8: S1/4SW1/4, S1/4SW1/4, SW1/4SW1/4: LESS AND EXCEPTING any portion lying within the East Langell Valley Road.

Section 17: NW1/4NW1/4, NW1/4NW1/4 AND THE NW1/4NE1/4: LESS AND EXCEPT any portion lying within the East Langell Valley Road

Section 18: A piece or parcel of land in the NE1/4NW1/4 of Section 18, Township 41 South, Range 14 East of the Willamette Meridian, more particularly described as follows: Beginning at the Northerly corner of the said NE1/4NW1/4 of Section 18, Township 41 South, Range 14 East of the Willamette Meridian, and running thence Westerly along the Northerly boundary thereof 1159.3 feet; thence South 5°27' East 63.0 feet; thence South 86°02' East 1156.1 feet, more or less, to a point in the Easterly boundary thereof; thence Northerly along the said Easterly boundary thereof 142.7 feet to the point of beginning.

The N1/4NE1/4, SE1/4NE1/4 and SW1/4NE1/4,
LESS AND EXCEPT the West 440 feet.

The N1/4SW1/4, LESS AND EXCEPT the West 440 feet.
ALSO LESS AND EXCEPT any portion lying with the Malena Lateral and further excepting any portion lying Southerly of East Langell Valley Road.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 14th day
of July A.D., 19 97 at 2:46 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 21958

FEE \$40.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross

Page 2 of 2