

47178

MTL 42642-KR
WARRANTY DEED

Vol. 1797 Page 34307

FORT WILLIAMSON, A PARTNERSHIP,

Grantor(s) hereby grant, bargain, sell and convey to:

ROBERT L. MEHRTEN AND KATHLEEN M. MEHRTEN, CO-TRUSTEES OF THE MEHRTEN FAMILY TRUST DATED MARCH 26, 1991,

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 ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION WHICH IS MADE A PART HEREOF BY THIS REFERENCE.

TOGETHER WITH a 1965 NATIONAL Mobile Home, Oregon License #K138575 which is situate on the real property described herein.

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 pursuant to an IRC 1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 14034 Meiss Rd., Sloughhouse, CA 95683

Dated this 13th day of October, 1997

FORT WILLIAMSON, A PARTNERSHIP

X [Signature]
 JIM BUSSARD, PARTNER

X [Signature]
 GARY CAPPS, PARTNER

X [Signature]
 MIKE DONLEY, PARTNER
 THE SARA LEA FISHER TRUST

X [Signature]
 GARY HOFFMAN, PARTNER

X [Signature]
 JANE MAC CLOSKEY, PARTNER

X [Signature]
 DENNIS C. KARNOPP BY
 GARY CAPPS HIS ATTORNEY-IN-FACT, as Trustee

STATE OF OREGONCOUNTY OF DESCHUTESES. October1997

Personally appeared the above named _____

and acknowledged the foregoing instrument to be _____ voluntary act.

Before me:

Notary Public for Oregon

My commission expires _____

(seal)

ESCROW NO. MT42642-KR

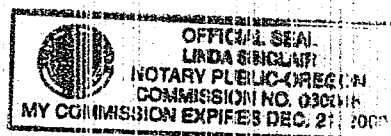
Return to:

The Mehrtzen Family TrustBy Robert L. & Kathleen M. Mehrtzen, Co-Trustees14034 Meiss Rd.Sloughhouse, CA 95683

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STATE OF OREGON, County of Deschutes) ss.

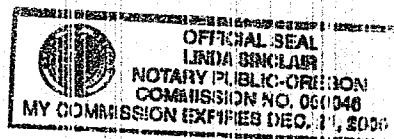
This instrument was acknowledged before me on October 13, 1997 by JIM BUSSARD, GARY HOFFMAN, JANE MAC CLOSKEY AND GARY CAPPS individually and as Attorney in Fact for DENNIS C. KARNOPP, Trustee of The Sara Lea Fisher Trust U/T/A 8/12/92, all partners of FORT WILLIAMSON, a Partnership.



Linda Sinclair
Notary Public for Oregon
My commission expires 12/21/2000

STATE OF OREGON, County of Deschutes) ss.

This instrument was acknowledged before me on October 14, 1997 by MIKE DONLEY, as partner of FORT WILLIAMSON, a Partnership.



Linda Sinclair
Notary Public for Oregon
My Commission expires 12/21/2000

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EXHIBIT 'A'
LEGAL DESCRIPTION

That portion of Lot 5, Section 15, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Measuring from the Southeast corner of Government Lot 1 in Section 15, Township 34 South, Range 7 East of the Willamette Meridian; thence West 391 feet to the point of beginning which is a corner of Block 5 of Woodland Park Subdivision. This point being marked with an iron peg; thence South 580 feet; thence West 452 feet to an iron peg at high water on the Williamson River; thence Northerly along the river bank 597 feet to an iron peg on the river bank; thence East 543 feet to the point of beginning.

ALSO with an easement for ingress and egress over the W1/2 SW1/4 NW1/4 and NW1/4 NW1/4 SW1/4 of Section 14, S1/2 NE1/4 and N1/2 NE1/4 SE1/4 and Lot 10 of Section 15, Township 34 South, Range 7 East of the Willamette Meridian and more fully described in an easement recorded in Volume 342, page 89, Deed Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of American title the 17th day
of October A.D., 19 97 at 3:37 o'clock P. M., and duly recorded in Vol. 1497
of Deeds on Page 34307

FEE \$40.00

By Bernethia G. Letcher, County Clerk
Bernethia G. Letcher