11718

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89102

EXHIBIT "A"

DEED OF UNDIVIDED INTEREST IN MINERALS

KNOW ALL MEN BY THESE PRESENTS:

That O'Connor Livestock Company, an Oregon Corporation and Frances O'Connor Enterprises Inc. an Oregon Corporation hereinafter called grantor, for and in consideration of Two Hundred Dollars and other valuable consideration being the culminiation of an agreement of April 1971, between grantors and grantee, being hand delivered and the receipt of which is hereby acknowledged, do hereby grant, bargain, sell, convey, transfer, assign, and deliver unto David R. Vandenberg, Jr. and Muriel M. Vandenberg, hereinafter called grantee, an undivided Twenty-five percent (25%) in and to all oil, gas, minerals, water, steam, coal or any other commercially valuable material or substances or energies in and under said lands that may be produced together with the right of ingress and egress at all times for the mining, drilling, exploring, operating and developing said lands with the right of removal of said water, steam, gas, coal, oil, minerals or any other commercially valuable materials, substances or energies, that may be found and/or discovered in and under and that may be produced from the following described lands situated in Klamath County, State of Oregon, to-wit:

Township 40 South, Range 9 East of the Willamette Meridian

Section 13: SW¼

Section 14: SE¼, the SW¼, all that portion of the NW¼NW¼ lying Westerly of the County Road. The S½NW¼, LESS portions thereof conveyed to the United States of America by deeds recorded in Deed Volume 99 page 184 and in Volume 105 page 261.

Section 15: SE¼, N½SW¼, All that portion of the NW¼NW¼ and of the S½NW¼ described as follows: Beginning at the corner common to Sections 9, 10, 15 and 16; thence East 183 feet; thence South 38°43' West 25 feet; thence South 7°30' West 370 feet; thence South 20°00' West 385 feet; thence South 33°15' East 425 feet; thence South 12°00' East 435 feet; thence South 56°30' East 350 feet; thence South 43°20' East 290 feet; thence South 18°30' East 300 feet; thence South 27°45' East 250 feet; thence South 80°00' East 190 feet; thence North 76°30' East 520 feet; thence South 76°00' East 345 feet; thence South 89°00' East 490 feet; thence South 65°30' East 30 feet; thence South to the Southeast corner of the SE¼NW¼ of said Section 15; thence West along the South line of said NW¼ of said Section 15, to the quarter corner common to Sections 15 and 16; thence North along the Section line to the point of beginning.

Section 16: W½NE¼, SE¼NE¼, E½NW¼, SW¼, and the SE¼.

Section 22: E½NE¼, NE¼SE¼

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Section 23: E½NW¼, NW¼NW¼, W½NE¼, E½SW¼, NW¼SW¼, and W½SE¼

Section 26: NW¼NE¼

Township 40 South, Range 9 East of the Willamette Meridian
Portion Section 36
Township 40 South, Range 10 East of the Willamette Meridian
Portion Sections 31 and 32
Township 41 South, Range 10 East of the Willamette Meridian
Portion Sections 5, 6, 7 and 8; described as follows:

Commencing at the Northwest corner of Section 7, Township 41 South, Range 10 East of the Willamette Meridian, thence South, 2,349.63 feet; thence East 586.53 feet to a 5/8 inch iron pin on the Northerly boundary of Lower Lake Road for the true point of beginning; thence North 32°57'50" East, 626.60 feet; thence North 30°37'40" East, 583.76 feet; thence North 2°06'10" West, 272.55 feet; thence North 26°53'30" West, 795.90 feet; thence North 00°59'20" West, 483.48 feet; thence North 30°49'50" East, 1,493.24 feet; thence North 8°30'40" West, 1245.85 feet; thence North 26°12'20" West, 5,063.29 feet; thence North 9°33'50" East, 881.61 feet; thence North 17°30'30" East, 240.44 feet; thence North 20°16'20" East, 245.73 feet; thence North 36°44'20" East a distance of 920 feet, more or less, to a point on the North boundary of the S½NW¼ of Section 31, Township 40 South, Range 10 East of the Willamette Meridian; thence East along said line and the North line of the S½NW¼ to the East line of Section 31; thence South along said East line to the East-West centerline of Section 32; thence East along said line to the Northeast corner of the NW¼SW¼; thence South along the North-South centerline of the SW¼ of Section 32 and the W½ of Section 5, Township 41 South, Range 10 East of the Willamette Meridian, and the NE¼ of Section 8, Township 41 South, Range 10 East of the Willamette Meridian, to the East-West centerline of Section 8; thence West along said centerline to the East line of Section 7, Township 41 South, Range 10 East of the Willamette Meridian; thence South along said line to the North right of way line of the Lower Klamath Lake Road; thence Northwest along said North line to the point of beginning. SAVE AND EXCEPT from the above described parcel: S½NW¼ Section 31, Township 40 South, Range 10 East of the Willamette Meridian.

Township 33 South, Range 14 East of the Willamette Meridian

Section 17: The W½ and the SE¼
Section 18: The E½
Section 20: All
Section 21: All
Section 28: The N½N½

Township 35 South, Range 14 East of the Willamette Meridian

Section 7: The E½, the SW¼SW¼ and the E½SW¼
Section 8: The NW¼, the N½SW¼ and the SW¼SW¼
Section 17: The W½W½
Section 18: All
Section 35: The S½NW¼NE¼, the S½NW¼NW¼, the N½S½NW¼, and the N½NW¼SW¼

Township 37 South, Range 9 East of the Willamette Meridian

Section 31: All of the NE¼SE¼, and that portion of Lots 4 and 5, lying Southerly and Easterly of the County Road, formerly the Dalles-California Highway, SE¼SW¼, and S½SE¼.

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Township 38 South, Range 8 East of the Willamette Meridian

Section 1: That portion of Lots 1 and 2 lying East of the State Highway, as described in Deed Volume 138 page 81, in Section 1, containing 11 acres, more or less, SAVING AND EXCEPTING THEREFROM any portion of Upper Lake Garden Tracts, as same is now platted that may lie in said Government Lot 2.

Township 38 South, Range 9 East of the Willamette Meridian

Section 5: NE¼SW¼NW¼, the S½SW¼NW¼, the N½NW¼SW¼, the S½SW¼NW¼SW¼, the SE¼NW¼SW¼ and the SW¼SW¼.

Section 6: NE¼, the NW¼, the N½SE¼, the SE¼SE¼, the NE¼SW¼, and that portion of Lot 1 lying Northeasterly of the County Road, formerly the Dalles-California Highway; SAVING AND EXCEPTING that portion conveyed to C. W. Hurtgen by deed executed on November 8, 1943, recorded December 20, 1943, in Deed Volume 160 page 527.

Section 8: W½NW¼

Township 39 South, Range 9 East of the Willamette Meridian

Section 6: The S½NE¼, the SE¼NW¼, the NE¼SW¼, and the N½SE¼

Township 38 South, Range 9 East of the Willamette Meridian

Section 17: E½SW¼, and the SE¼, SAVING AND EXCEPTING therefrom that portion thereof more particularly described as follows: Beginning at a point on the line between Sections 16 and 17 of said township and range, which point is 660 feet North of the corner common to Sections 16, 17, 20 and 21 of said township and range; thence Westerly along a line parallel to the South line of said Section 17 a distance of 1634.0 feet; thence at right angles North a distance of 660 feet; thence at right angles East and parallel to the South line of said Section 17 a distance of 990 feet; thence at right angles North a distance of 330 feet; thence East at right angles and parallel to the South line of said Section 17 a distance of 644 feet, more or less, to the East line of said Section 17; thence South along the East line of Section 17 a distance of 990 feet, more or less, to the point of beginning, containing 29.64 acres, more or less, in the SE¼ of said Section 17.

Section 20: N½NW¼ SAVING AND EXCEPTING therefrom that portion thereof described as follows: Commencing at the Southwest corner of the NW¼NW¼ of said Section, which point is the true point of beginning; thence North along the Westerly line of Section 20 a distance of 723 feet; thence East 300 feet to a point; thence South 726 feet to a point, said point being on the Southerly line of said NW¼NW¼; thence West 300 feet to the point of beginning, containing 5 acres, more or less.

ALSO SAVING AND EXCEPTING from said Sections 17 and 20 two parcels, more particularly described as follows:

Beginning at the iron pin marking the Southeast corner of the NW¼NE¼ of said Section 20; thence South 89°21' East 393.24 feet; thence North 0°46' East 1962.0 feet; thence North 89°05' West 2675.11 feet; thence South 0°50' West 1969.63 feet; thence South 89°10' East 966.14 feet; thence South 89°21' East 1318.1 feet to the point of beginning, containing 120.00 acres, more or less.

Beginning at a point which lies South 89°21' East 393.24 feet and North 0°46' East 156.33 feet from the Southwest corner of the SE¼SE¼ of said

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Section 17; thence South 89°21' East 600.0 feet; thence South 0°46' West 217.8 feet; thence North 89°21' West 600.0 feet; thence North 0°46' East 217.8 feet to the point of beginning, containing 3.00 acres, more or less.

Township 38 South, Range 9 East of the Willamette Meridian:

Section 5: NE¼SW¼NW¼, the S½SW¼NW¼, the N½NW¼SW¼, the SE¼NW¼SW¼, and the SW¼SW¼, and the S½SW¼NW¼SW¼

Section 6: NE¼, the NW¼, the N½SE¼, the SE¼SE¼, the NE¼SW¼ and that portion of Lot 1 lying Northeasterly of the County Road, formerly the Dalles-California Highway, SAVING AND EXCEPTING that portion conveyed to C. W. Hurtgen by Deed executed on November 8, 1943, recorded December 20, 1943, in Deed Volume 160 page 527, records of Klamath County, Oregon.

Section 8: W½NW¼

Township 39 South, Range 10 East of the Willamette Meridian

Section 2: All that portion of Lot 1 of Section 2, said township and range, which lies Easterly from the Easterly boundary of the Klamath Falls-Lakeview Highway and more particularly described as follows: Beginning at the Southeasterly corner of said Lot 1 and running thence North 1°28' West along the Easterly boundary of said Section 2, a distance of 765.7 feet, more or less, to its intersection with the Easterly boundary of the right of way of the Klamath Falls-Lakeview Highway; thence South 8°8' West along said right of way 773.3 feet, more or less, to its intersection with the Southerly boundary of said Lot 1; thence East along said Lot 1 boundary 129.0 feet, more or less, to the point of beginning (being same property described in deed recorded April 28, 1944, in Volume 164 page 342 of Klamath County, Oregon Deed records, which conveyed said property to Matthew O'Connor and to John D. O'Connor).

Lot 1 in Block 6 of Midland, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Township 39 South, Range 9 East of the Willamette Meridian

Section 9: Government Lots 3 and 4

ALSO, that portion of Tract 90 of Enterprise Tracts which lies West of the right of way of the Southern Pacific Railroad described as follows: Commencing at the intersection of the Northerly line of a road running Easterly and Westerly through the center of Section 9 with the Westerly line of said Tract 90, being 30 feet North of the Southwest corner of said tract, and running thence Northerly along the Westerly boundary of said tract 1434.3 feet, more or less, to the U.S. meander line of 1858; thence Northeasterly along the meander line 252 feet to the Westerly line of said right of way; thence Southerly 1540 feet to the Northerly line of said road; thence Westerly along the North boundary of said road 234.6 feet to the point of beginning.

ALSO, That part of Tract 90 of Enterprise Tracts described as follows: Beginning at a point on the Easterly line of California Northeastern Railway Company right of way, which point is 30 feet, more or less, North from the South line of the NW¼ of Section 9, Township 39 South, Range 9 East of the Willamette Meridian; thence running in an Easterly direction parallel with and 30 feet, more or less, North from the South line of the

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NW¼ of Section 9, 263.2 feet, more or less, to a point; thence in a Northerly direction parallel with the Easterly boundary line of said Tract 90 to the Southerly right of way line of Great Northern Railway right of way; thence Northwesterly to the East right of way line of Southern Pacific railroad right of way; thence Southerly along said Easterly line to the point of beginning.

ALSO that part of the W½SW¼ of Section 9 and all that part of Lots 5, 6 and 10 of Section 8 Township 39 South, Range 9 East of the Willamette Meridian, more particularly bounded and described as follows: Commencing at a point on the section line between Sections 8 and 9, 1700 feet North of the Section corner common to Sections 8, 9, 16 and 17, as the point of beginning; thence North 35° West, approximately 1600 feet to the East bank of the Klamath River; thence in a Northeasterly direction along East bank of Klamath River, approximately 1100 feet to the intersection of said East bank of river with section line running North and South between Sections 8 and 9; thence South along said Section line 954 feet, more or less, to the one-quarter section corner between Sections 8 and 9; thence East 1318.2 feet, more or less, to the Northeast corner of the NW¼SW¼ of Section 9; thence South 1256.1 feet, more or less, to the West boundary line of the right of way of the California Northeastern (Southerly Pacific) Railway; thence in a Southwesterly direction along West boundary line of said railway right of way approximately 930 feet to the intersection of said West boundary line of said railway right of way with the North boundary line of the right of way of the U.S. Government irrigation canal or lateral F14; thence in a Northwesterly direction along said North boundary line of said irrigation canal (or lateral) right of way approximately 1300 feet to the intersection of said North boundary line of said irrigation canal (or lateral) right of way with the Section line running North and South between Sections 9 and 8; thence North along said section line approximately 120 feet to the point of beginning, except a strip of land 60 feet in width the center line of which extends from a point on the North boundary line of the right of way of the U.S. Government irrigation canal or lateral, F14, which point is 30 feet distant from the intersection of said North boundary line with the West boundary line of the right of way of the California Northeastern (Southern Pacific) Railway; thence in a Northeasterly direction for a distance of approximately 930 feet to the center of the approach and the overhead bridge crossing said railway right of way; but including the right to use said approach and bridge on said railroad right of way in conjunction with others; EXCEPTING FURTHER, a strip of land 50 feet in width, the center line of which extends from a point on the West boundary of said railroad right of way, which point is 25 feet distant Northeasterly from the intersection of said West boundary line with the North boundary line of said Canal and running thence in a Northwesterly direction for a distance of approximately 1300 feet to a point on the line running North and South between Sections 8 and 9, which point is 37 feet North of the intersection of the North boundary line of said irrigation canal with said section line.

ALSO, Beginning at the most Northerly corner of Lot 4 of said Section 9; thence South 65°30' West 178.36 feet; thence North 52°30' West 800 feet; thence North 50°00' East, 55 feet; thence North 29°00'30" East 307.7 feet; thence East 650 feet; thence South 63°14'10" East to the Westerly right of way line of the Southern Pacific Railroad; thence South along said line to its intersection with the 1858 meander line; thence South 66°25' West to a point that is South 59°30' East from the point of beginning; thence North 59°30' West to the point of beginning.

ALSO, Tract 29 of Ewauna Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXHIBIT "A"

The following described real property situated in Township 40 South, Range 9 E.W.M.

Section 34: That portion of the E 1/2 of the NE 1/4 lying Northeasterly of the Northerly Right of Way line of Lower Klamath Lake Road.

Section 25: SW 1/4 of the NW 1/4, W 1/2 of the SW 1/4.

Section 26: All, Except the N 1/2 of the NE 1/4, E 1/2 of the NW 1/4.

Section 27: E 1/2 of the E 1/2, NW 1/4 of the NE 1/4/

Section 35: That portion lying Northeasterly of the Northerly Right of Way line of Lower Klamath Lake Road, excepting therefrom the E 1/2 of the NW 1/4 of the NE 1/4.

The following described tracts lying in Section 36, Township 40 South, Range 9 E.W.M., Section 31 Township 40 South, Range 10 E.W.M. Sections 6 and 7 in Township 41 S uth, Range 10 E.W.M. and Sections 1 and 2 in Township 41 South, Range 9 E.W.M. Commencing at the Northwest Corner of Section 7, Township 41 South, Range 10 East of Willamette Meridian, Klamath County, Oregon; thence South, 2349.63 feet; thence East 588,53 feet to a 5/8" iron pin on the Northerly Boundary of Lower Lake Road for the true point of beginning;
Thence North 32°57; 50" East, 626.60 feet; Thence 30°37' 40" East, 583.76 feet; Thence North 2°06 10" West, 272.55 feet; Thence North 26°53' 30" West, 795.90 feet; Thence North 00°59' 20" West, 483.48 feet; Thence North 30° 49' 50" East, 1493.24 feet; Thence North 8°30' 40" West, 1245.85 feet; Thence North 25° 12' 20" West, 5063.29 feet; Thence North 9° 33' 50" West, 881.61 feet; Thence North 17° 30' 30" East, 240.44 feet; Thence North 20° 16' 20" East, 245.73 feet; Thence North 36° 44; 20" East a distance of 920 feet more or less to a point on the North Boundary of the South one-half of the Northwest one-quarter of Section 31, Township 40 South, Range 10 East, W.M.; Thence West to the West line of said Section 31; Thence West along the South line of that certain parcel described in Deed Volume M69 page 10018; thence Northwesterly along the Westerly line of said parcel described in Deed Volume M69 page 10018 to the North line of Section 36, Township 40 South, Range 9 E.W.M.; Thence West to the Northwest corner of said Section; thence South to the Southwest corner of said Section 36; thence West along the North line of Section 2 to the Easterly Right of Way line of the Lower Klamath Lake Road; thence Southeasterly of said right of way line to the point of beginning.

The following described property situated in Township 41 South, Range 9 E.W.M.

Section 1: That portion of W 1/2 of the W 1/2 lying Southwesterly of the Southerly Right of Way line of the Lower Klamath Lake Road.

Section 2: Lots 1, 2, 3, 4, 5, 6, 7, 8, 11, 12, and SW 1/4 SE 1/4; also a parcel of land situated in Lot 10, said Section 2 and being more particularly described as follows:
Beginning at an iron pipe marking the center quarter corner of said Section 2 (which point of beginning is S. 89° 45 1/2' E. 2644.8 feet distant fromt he U.S.G.L.O. brass cap marking the West quarter corner of said Section 2); thence S 89° 45 1/2' E, along the East-West center Section line of said Section 2, a distance of 1008.4 feet to its intersection with the Meander line of 1872; which is also the Easterly boundary of Lot 10 of said Section 2; thence N 41° 01 1/4' W. along said Meander line a distance of 762.4 feet to a point; thence S. 41° 39 1/2' W. 764.3 feet, more or less, to the point of beginning, excepting any portion lying within the limits of any road or highway.

EXHIBIT "A"

Section 11: All

Section 12: W 1/2 of the W 1/2

Section 13: Lot 4 and the W 1/2 of NW 1/4

Section 1 and 12: Being portions of NE 1/4 SW 1/4, and Lot 2 in said Section 1 and Lot 1, Lot 5, and Lot 6 in Section 12, more particularly described as follows: Beginning at an iron pipe in the Southerly right of way fence of the Lower Klamath Lake County Road as the same is presently located and constructed from which the section corner common to Sections 1 and 12, and Sections 6 and 7 T. 41 S.R. 10 W.W.M. bears S. 84° 50' E 2948.0 feet distant and the meander corner of the Lower Klamath Lake meander of 1972 between Sections 1 and 12, bears S. 77° W. 1215.8 feet distant; thence S. 4° 26 1/4' W. 1294.0 feet to an iron pipe reference monument; thence continuing S. 4° 26 1/4' W. 21.0 feet to the centerline of the Klamath Drainage District North Canal; thence following the centerline of said North Canal N. 86° 08 3/4' 576.7 feet to a point; thence N. 52° 26 1/4' W. 205.4 feet to a point; thence N. 27° 17 3/4' W. 336.5 feet to a point where the centerline of said North Canal intersects the north-south centerline of the north half of NW 1/4 of said Section 12; thence N. 0° 07' W. along the said north-south centerline of the said N 1/2 NW 1/4 of said Section 12, 437.7 feet to the southwesterly boundary of Lot 5 in said Section 12; thence N 53° 28' W. along the boundary of said Lot 5, 237.9 feet to the above referred to meander corner of the meander of 1972 on the Section line common to said Sections 1 and 12; thence N. 89° 59 3/4' E. along said section line 1115.4 feet to the northeasterly corner of Lot 5 in said Section 12, said point being also the southerly corner of Lot 2 in said Section 1; thence No. 67° 14 1/4 W. along the southwesterly boundary of said Lot 2, 1001.5 feet to the westerly boundary of said Lot 2; thence N. 0° 08 1/4' E. Along the westerly boundaries of said Lot 2 and the NE 1/4 SW 1/4 of said Section 1, 1087.3 feet to the centerline of said Lower Klamath Lake County Road; thence following the centerline of said County Board S. 56° 34 3/4' E. 23.8 feet to a point; thence along the arc of a 5° 30' circular curve right, which has a deflection angle of 18° 15 1/2' and a long chord which bears S. 47° 27 1/4' E. 330.5 feet, a distance of 331.96 feet; thence S. 38° 19' E. centerline of said County Road, S. 4° 26 1/4' W. 44.0 feet, more or less, to the point of beginning.

A tract of land situated in the SW 1/4 of the SW 1/4 of Section 25, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the Southwest corner of the SW 1/4 SW 1/4; thence West to the Southeast corner of the SE 1/4 SW 1/4; thence Northwesterly to the Northwest corner of the SE 1/4 SW 1/4; thence South to the point of beginning.

11725

6314

EXHIBIT "A"

That this Deed of Undivided Interest in Minerals is in furtherance of an agreement made in April 1971 between grantee and grantors.

Dated this 14 day May, 1974.

O'CONNOR LIVESTOCK COMPANY

By John D. O'Connor
President

By [signature]
Vice-President

FRANCES O'CONNOR ENTERPRISES INC.
dba O.K. LAND & CATTLE CO.

By [signature]
President

By James B O'Connor
Vice-President

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared John D. O'Connor, President of O'Connor Livestock Company and Daniel J. O'Connor, Vice-President of O'Connor Livestock Company, and Daniel J. O'Connor President of Frances O'Connor Enterprises Inc. dba O.K. Land & Cattle Co. and James B O'Connor Vice-President of Frances O'Connor Enterprises Inc. dba O.K. Land & Cattle Co. and that seals affixed to the foregoing instrument is the corporate seals of O'Connor Livestock Company and Frances O'Connor Enterprises Inc. dba O.K. Land & Cattle Co. and that said instrument was signed and sealed in behalf of said corporations by authority of their

Board of Directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Dated this 14 day of May, 1974.

William L. Bone
NOTARY PUBLIC FOR OREGON

My Commission expires: 7-24-76

STATE OF OREGON, County of Klamath } ss.

Filed for record at request of:
Vandenberg & Brandsness
on this 20th day of MAY A. D., 19 74
at 5:00 o'clock P M. and duly
recorded in Vol. M 74 of DEEDS
Page 6307

WM. D. MILNE, County Clerk
By Hazel Bragg Deputy.
Fee $16.00

Return to: Vandenberg & Brandsness
411 Pine St.
Klamath Falls OR

DEED OF UNDIVIDED INTEREST IN MINERALS

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 9th day
of April A.D., 19 98 at 3:28 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 11716.

FEE $80.00

Bernetha G. Leisch, County Clerk
By Kathleen Read