

JAMES W. CHAMBERLAND and SUSAN D. CHAMBERLAND, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: CURTIS K. HANST and BAMBI P. HANST, as tenants by the entirety, 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 EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
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 \$ 299,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 6807 SCOTER DR., MIDLAND, GA 31820

Dated this 12th day of June, 1998

James W. Chamberland
JAMES W. CHAMBERLAND

Susan D. Chamberland
SUSAN D. CHAMBERLAND

STATE OF OREGON

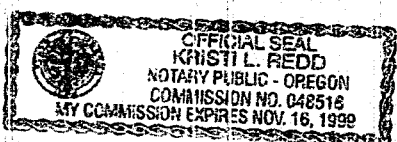
COUNTY OF KLAMATH

SS. June 12 1998

Personally appeared the above named

JAMES W. CHAMBERLAND & SUSAN D. CHAMBERLAND

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kristin L. Redd
Notary Public for Oregon
My Commission expires 11/16/99

ESCROW NO. MT44357-KA

Return to:

CURTIS K. HANST
6807 SCOTER DR.
MIDLAND, GA 31820

EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1:

A parcel of land situated in the NE1/4 SW1/4, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 3/4" iron pipe on the East line of the NE1/4 SW1/4 of said Section 12, said point being South 00 degrees 03' 29" West 651.50 feet from the center quarter of Section 12; thence from said point of beginning North 89 degrees 42' 28" West 100 feet along the North line of the S1/2 of Government Lot 6 to the true point of beginning; thence continuing North 89 degrees 42' 28" West 343.01 feet along said North line of the S1/2 of Government Lot 6 to a 5/8" iron pin; thence North 17 degrees 24' 13" West 682.89 feet to a 5/8" iron pin on the North line of the NE1/4 Section 12; thence South 89 degrees 47' 18" East 100 feet along the North line of the NE1/4 SW1/4 Section 12 to a point; thence in a Southeasterly direction a distance of 813.42 feet more or less to the true point of beginning.

PARCEL 2:

A parcel of land situated in the NE1/4 SW1/4, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a 3/4 inch iron pipe on the East line of the NE1/4 SW1/4, said Section 12, said point being South 00 degrees 03' 29" West 651.50 feet from the center quarter of said Section 12; thence from said point of beginning North 89 degrees 42' 28" West 443.01 feet along the North line of the S1/2 of Government Lot 6 to a 5/8 inch iron pin; thence North 17 degrees 24' 13" West 682.89 feet to a 5/8 inch iron pin on the North line of the NE1/4 SW1/4, said Section 12; thence South 89 degrees 47' 18" East 392.91 feet along the North line of the NE1/4 SW1/4, said Section 12, to a point, said point being described in Microfilm Deed Records M78, Page 1844, as "being 255 feet North 89 degrees 47' 18" West from the center quarter Section 12"; thence from said point South 27 degrees 15' 35" East along the Westerly line described in Microfilm Deed Records M78, Page 1844, 555.65 feet, more or less, to a point on the East line of the NE1/4 SW1/4, said Section 12, said point being described in Microfilm Deed Records M78, Page 1844, as "beginning at center of Section 12 South on a straight line approximately 493 feet to a point at the Westerly edge of rim rock"; thence from said point South 00 degrees 03' 29" West 158.50 feet along the East line of the NE1/4 SW1/4, said Section 12, to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle
of June A.D., 19 98 at 11:45 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 20600
FEE \$35.00
By Bernetha G. Letsch, County Clerk
Kathleen Kozar