



ATC 01048038

ASPEN TITLE ESCROW NO. 01048038

AFTER RECORDING RETURN TO:
SAMUEL N. MATTERN, SR.P.O. Box 344
Malin, OR. 97632UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

SAMUEL N. MATTERN, SR., hereinafter called GRANTOR(S),
convey(s) and warrants to SAMUEL N. MATTERN, SR. and SAMUEL N.
MATTERN, JR. and LEE GIFFORD and DONNA GARDNER and NANCY
CLAUSEN, not as tenants in common, but with full rights of
survivorship, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

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

"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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is love and
affection.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 30th day of June, 1998.

Samuel N. Mattern, Sr.
SAMUEL N. MATTERN, SR.

STATE OF OREGON, County of Klamath)ss.

On June 30, 1998, personally appeared Samuel N. Mattern, Sr.
who acknowledged the foregoing instrument to be his voluntary
act and deed.

[Signature]
Notary Public for Oregon - My commission Expires: ~~5/31/2002~~ 5/31/2002

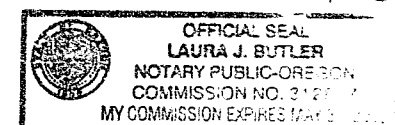


EXHIBIT "A"

A piece or parcel of land situate in the Southeast portion of NE 1/4 of the NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the intersection of the South line of the drainage canal deeded to the United States by deed recorded in Book 99 at Page 480 of Klamath County Deed Records with the West line of the North and South road in the East side of said section known as Summers Lane; thence South along said West line of said road 100 feet; thence West and parallel to the South line of said drainage canal to the East line of the drainage canal described in deed to the United States recorded in Book 45 at Page 203; thence North along the East line of the drainage canal to its intersection with the South line of the first mentioned drainage canal; thence East along said South line of drainage canal to the place of beginning.

CODE 41 MAP 3909-10AA TL 4200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 30th day
of June A.D., 19 98 at 3:14 o'clock P M., and duly recorded in Vol. M98
of Deeds on Page 23104.

FEE \$35.00

By Kathleen Rose Bernetha G. Letsch, County Clerk