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99 JUN 23 11:31 AM '99

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JAMES E. FRITCHARD  
 10711 L. BOX 115  
 TULAMAKE, CA 95134  
 (Director's Name and Address)  
 TARA R. PRITCHARD  
 13750 Spring Lake Road  
 Klamath Falls OR 97603  
 (Witness Name and Address)

(Notary Public Name, Address, Title)  
 TARA R. PRITCHARD  
 13750 Spring Lake Road  
 Klamath Falls OR 97603

(Notary Public Name, Address, Title)  
 Tara R. Pritchard  
 13750 Spring Lake Road  
 Klamath Falls OR 97603

STATE OF OREGON } ss.  
 County of \_\_\_\_\_  
 I certify that the within instrument  
 was received for record on the \_\_\_\_\_ day  
 of \_\_\_\_\_, 19\_\_\_\_, at  
 \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in  
 book, rec./volume No. \_\_\_\_\_ on page  
 \_\_\_\_\_ and/or as fee/file/instru-  
 ment/microfilm/acceptance No. \_\_\_\_\_  
 Records of said County.  
 Witness my hand and seal of County  
 affixed.

SPACE RESERVED  
 FOR  
 RECORDER'S USE

NAME \_\_\_\_\_ Title \_\_\_\_\_  
 \_\_\_\_\_ Deputy

*MTC 4/24/01 - MCG*

**BARGAIN AND SALE DEED**

KNOW ALL BY THESE PRESENTS that JAMES E. PRITCHARD

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto TARA R. PRITCHARD hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property with the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

See Attached Exhibit "A" - Legal Description which is made a part hereof by this reference.

**IF SPACE INSUFFICIENT CONTINUE DESCRIPTION ON REVERSE**

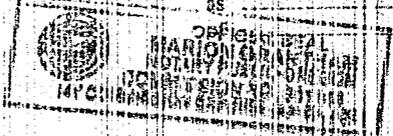
To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever. **Property Settlement**  
 The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ Per terms of \_\_\_\_\_ . However, the actual consideration consists of or includes other property of value given or promised which is  part of the  the whole (indicate which) consideration. (The sentence between the symbols  $\Phi$ , if not applicable, should be deleted. See ORS 93.330)  
 In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that they deed shall apply equally to corporations and to individuals.  
 IN WITNESS WHEREOF, the grantor has executed this instrument this 11 day of January, 1999; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 OR LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.180.

*Tara R. Pritchard*  
 TARA R. PRITCHARD

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
 This instrument was acknowledged before me on January 11, 1999,  
 by JAMES E. PRITCHARD

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_  
 as \_\_\_\_\_



*Tara R. Pritchard*  
 Tara R. Pritchard  
 Notary Public in Oregon  
 My commission expires 11/22/01

EXHIBIT "A"  
LEGAL DESCRIPTION

A parcel of land being that portion of the SW1/4 NE1/4 SE1/4 of Section 10, Township 40 South, Range 9 East of the Willamette Meridian, Clatsop County, Oregon, lying West of a private drain ditch, said parcel being more particularly described as follows:

Beginning at the Southwest corner SW1/4 NE1/4 SE1/4 of Section 10; thence North 39 degrees 45' 43" East along the South line of said SW1/4 NE1/4 SE1/4, 324.72 feet to the centerline of a private drain ditch; thence following said private drain ditch the following courses:

North 22 degrees 15' 16" East, 106.86 feet; North 03 degrees 34' 35" West, 30.15 feet; North 16 degrees 11' 21" West, 258.24 feet; North 21 degrees 54' 54" West, 93.78 feet; North 35 degrees 32' 16" West, 77.42 feet; North 39 degrees 15' 47" West, 113.87 feet to a point where said ditch intersects the North line of the SW1/4 NE1/4 SE1/4 of said Section 10; thence South 39 degrees 51' 31" West, along said North line 135.41 feet to the Northwest corner thereof; thence South 00 degrees 12' 17" West, 566.95 feet to the point of beginning.

STATE OF OREGON - COUNTY OF CLATSOP

ss.

Filed for record a request of \_\_\_\_\_ here entitled \_\_\_\_\_ the \_\_\_\_\_ 21st day  
of \_\_\_\_\_ January \_\_\_\_\_ A.D. 1991 at \_\_\_\_\_ o'clock \_\_\_\_\_ P.M. and duly recorded in Vol. \_\_\_\_\_  
of \_\_\_\_\_ Deeds \_\_\_\_\_ on page \_\_\_\_\_

Linda Smith County Clerk

SEE \$35.00

*William Ross*