

After recording return to:

RONALD M. MITCHELLP.O. BOX 2003LA PINE, OR 97739TITLE ORDER NO: K-53922KEY ESCROW NO: 61-2393

Until a change is requested tax statements
shall be sent to the following address:

SAME AS ABOVE

10 P 104

K53922

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

CHARLOTTE MC DONALD, an individual Grantor,

conveys and warrants to:

RONALD M. MITCHELL and KATHLEEN I. MITCHELL, husband and wife, as tenants by the entirety, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

SEE EXHIBIT "A" WHICH IS MADE A PART HEREOF BY THIS REFERENCE

Tax Account No: 138755Map No: 23-10-36A-900Tax Account No: 877978

Map No:

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 consideration for this conveyance is \$70,000.00. However, if the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the/the whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of Directors.

Dated this 4th day of June, 1999.

GRANTOR(S):

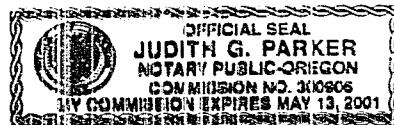
Charlotte McDonald
CHARLOTTE MC DONALD

STATE OF OREGON, County of DESCHUTES) ss.

This instrument was acknowledged before me on June 4th, 1999,
by CHARLOTTE MC DONALD

Judith G. Parker
Notary Public for Oregon

My commission expires: May 13, 2001



The following described real property situate in Klamath County, Oregon:

A parcel of land situated in the SE ¼ of the NE ¼ of Section 36, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is the Southwest corner of the SE ¼ of the NE ¼ of Section 36, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence South 89°41'02" East along the quarter Section line 656.20 feet; thence North 1°43'00" East 331.40 feet; thence North 89°32'59" West 659.95 feet to the one-sixteenth section line; thence South 1°03'55" West 332.87 feet along the one-sixteenth line to the point of beginning.

Subject to the following exceptions:

Electric Line Right of Way Easement, including the terms and provisions thereof,
 Dated : November 20, 1989
 Recorded : December 20, 1989 in Volume M89 page 24549, Deed records of Klamath County, Oregon
 From : Merrie Schrott
 To : Midstate Electric Cooperative, Inc., a cooperative

Easement, including the terms and provisions thereof,
 Dated : May 22, 1973
 Recorded : June 14, 1973 in Volume M73 page 7427, Deed records of Klamath County, Oregon
 As follows: A 20 foot wide access easement and the rights and privileges of access and egress engendered by said easement.

State of Oregon, County of Klamath
 Recorded 6/10/99, at 1:04 pm.
 In Vol. M99 Page 22907
 Linda Smith,
 County Clerk Fee \$35-