

WARRANTY DEED

GERTRUDE G. SMITH (also known as GERTRUDE SMITH), a single woman, Grantor, conveys and warrants to GERTRUDE G. SMITH, as Trustee of The Gertrude G. Smith Revocable Trust dated December 8, 1999, Grantee, the real property located in the County of Klamath, State of Oregon, more particularly described on Exhibit "A" attached hereto and made a part hereof.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature and terms of any right or indemnification available to Grantor under any title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy.

The true consideration for this conveyance is other value given.

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.

DATED this 30th day of December, 1999.

Gertrude G. Smith
GERTRUDE G. SMITH

State of California)
) ss.
County of Shasta)

2336

On December 30, 1999, before me, the undersigned Notary Public, personally appeared GERTRUDE G. SMITH, personally known to me, or proved to me on the basis of satisfactory evidence to be, the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



Elaine Sanders

UNLESS A CHANGE IS REQUESTED,
ALL TAX STATEMENTS SHALL BE
SENT TO THE FOLLOWING ADDRESS:

Gertrude G. Smith
P.O. Box 1896
Redding, CA 96099

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL THIS DEED TO:

Carr, Kennedy, Peterson & Frost
Attention: R. Russ Peterson
P. O. Box 492396
Redding, CA 96049

EXHIBIT A

All that real property situated in the County of Klamath, State of Oregon, described as follows:

PARCEL 1

A tract of land situated in the South half of Section 36, Township 33 South, Range 6 East of the Willamette Meridian, described as follows:

Beginning at the Southwest corner of Section 36; thence North along the Section line 2649 feet to a point on the center line of the East-West road, which point is also the quarter corner common to Sections 35 and 36; thence East along the mid-section line of said section 4452 feet to a point on the center line of the road which lies 846.5 feet West of the point on the drain bridge, which marks the East quarter corner of said section; thence Southerly turning an angle $84^{\circ}47'$ to the right 1053 feet along the Westerly side of the irrigation ditch to an iron pin which is opposite to a turn in the ditch; thence continuing Southerly turning an angle of $9^{\circ}18'$ to the left 275.4 feet to an iron pin which lies 689 feet West of a point on the Easterly line of said section, that is 1331 feet North of the Southeast corner of said section; thence Westerly parallel to and 1331 feet North of the South section line of said section 183.5 feet to an iron pin, which is 872.5 feet West of the East line of said sections; thence South parallel to and 872.5 feet Westerly from the East section line of said section 1331 feet to a point on the South line of said section, which point is 922 feet East of the brass cap marking lots 2 and 3, Section 1, Township 34 South, Range 6, and also 860.5 feet West of the brass cap marked Section 36 (this cap is stated to be 12 feet West of its correct location); thence West along the South line of said Section 36, 4422 feet, more or less, to the point of beginning.

PARCEL 2

Lots 4 and that part of lots 2 and 3 lying West of the channel of 7 Mile Creek in Section 1, Township 34 South, Range 6 East of the Willamette Meridian.

TOGETHER WITH ALL WATER RIGHTS AND/OR EASEMENTS
APPURTENANT THERETO.

EXHIBIT A (continued)

All that real property situated in the County of Klamath, State of Oregon, described as:

All that portion of the NW¼ NE¼ of Section 32, Township 33 South Range 7½ East of the Willamette Meridian, that lies southerly of Seven Mile Road (County Road Number 1349).

SW¼ of Section 31, Township 33 South, Range 7½ E.W.M. (160 ac.m/1).

South half of Section 31, Township 33 South, Range 7½E. of the Willamette Meridian, and a tract of land being a portion of the Southwest Quarter of section 32, described as follows:

Beginning at a point 360 feet east of the Northwest corner of the SW¼ of Section 32; thence South 2640 feet to the Township line; thence west 360 feet to the section line between sections 31 and 32; thence north along said section line 2640 feet to the Northwest corner of the Southwest Quarter of section 32; thence east to the point of beginning. Containing estimated acreage of 340.96 acres, more or less.

EXCEPTING therefrom the West 60 feet of the SE¼ of Section 31, for road purposes.

SAVE AND EXCEPT, SW½ of Section 31, Township 33 South, Range 7½ E. of the Willamette Meridian.

TOGETHER with all water rights, ditches and appurtenances.

All that real property situate lying and being in the County of Klamath, State of Oregon, described as:

The W½ of SE¼, the E½ of SW¼, the W½ of SW¼ except a strip of land 360 feet wide East and West off the West side thereof, and the following described portion of the SW¼ of the NE¼ and the SE¼ of NW¼, to-wit: Beginning at an iron pipe marking the Northeast corner of the SW¼ of NE¼ of Section 32; thence North 89°41' West 689 feet to the center of County Road; thence following the center line of said road South 56°14' West 2368.6 feet, more or less, to the Southwest corner of the SE¼ of NW¼; thence South 89°47' East 2656 feet to a pumice stone at the Southeast corner of the SW¼ of NE¼; thence North 0°19' West 1328 feet to the place of beginning, all in section 32, Township 33 South, Range 7½ East of the Willamette Meridian, South of County Road.

AND ALSO the E½E½ of section 32 and all of section 33 in Township 33 South, Range 7½ East of the Willamette Meridian, ALSO beginning at the quarter section corner of the North line of section 4 in Township 34 south, Range 7½ East of the Willamette Meridian; thence South along the East line of Lots 1 and 4 of said section 1989.5 feet; thence North 62°37' West 4328.3 feet to the north line of section 5; thence East along the North line of sections 5 and 4 3862 feet, more or less, to the place of beginning, and being a portion of Lots 1, 2, 3 and 4 of section 4, and Lot 1 of Section 5, Township 34 South, Range 7½ East of the Willamette Meridian.

EXCEPTING THEREFROM that portion conveyed to Klamath County for road purposes in Deed recorded August 20, 1954, in Deed Volume 261 at page 366, Records of Klamath County, Oregon.

EXHIBIT A (continued)

SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes, and regulations issued thereunder; liens and assessments of Klamath Project and Meadows Drainage District, and regulations, contracts, easements and water and irrigation rights in connection therewith; Release of claim for damages, For Klamath Meadows Company, a corporation, in favor the the California Oregon Power Company, recorded Jan. 10, 1929, in Deed 85 at page 123, grants perpetual right and easement for raising and lowering the waters of Upper Klamath Lake. A similar release from Meadows Drainage District recorded the same date in Deed Vol. 85 at page 125; and subject to agreements, easements and rights of way of record and apparent on the land and to rights of the public in and to any portion of the above described property lying within the limits of roads and highways.

State of Oregon, County of Klamath
Recorded 1/24/00, at 10:44 a. m.
In Vol. M00 Page 2335
Linda Smith,
County Clerk Fee\$ 41⁰⁰