

GRANTOR NAME AND ADDRESS Correne Candis Sturm
 GRANTEE NAME AND ADDRESS Lester Ray Sturm, P.O. Box 543,
Malin, OR 97632
 REX: AFTER RECORDING RETURN TO Lester Ray Sturm, P.O. Box 543,
Malin, OR 97632
 SEND TAX STATEMENTS TO Grantee

BARGAIN AND SALE DEED - STATUTORY FORM

CORRENE CANDIS STURM, Grantor, conveys to LESTER RAY STURM, Grantee, the following described real property situated in Klamath County, Oregon, to-wit:

See the attached Exhibit A.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND 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 \$-0-. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being in compliance with the provisions of that certain Judgment of Dissolution of Marriage and Settlement Agreement entered in Klamath County Circuit Court Case No. 99003312CV.

DATED this 28 day of March, 2000.

Correne C. Sturm
 CORRENE CANDIS STURM

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on the 28th day of March, 2000 by Correne Candis Sturm.

Phyllis J. McCasland
 NOTARY PUBLIC FOR OREGON

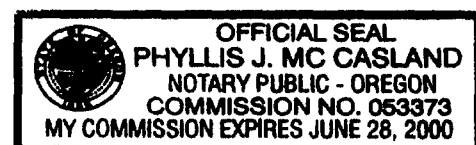


EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

A tract of land situated in Sections 18 and 19, Township 41 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of said Section 18; thence South 89 degrees 56' 02" East 3005.07 feet to the N1/4 corner of said Section 18; thence South 00 degrees 08' 16" West, along the North-South center section line, 4332.68 feet to a point marked with a 5/8" iron pin with a Tru-Line Surveying plastic cap; thence West 450.46 feet to a 5/8" iron pin with a Tru-Line Surveying plastic cap; thence North 250.00 feet to a 5/8" iron pin with a Tru-Line Surveying plastic cap; thence West 825.00 feet to a 5/8" iron pin with a Tru-Line Surveying plastic cap; thence North 704.00 feet to a 1/2" iron pin; thence North 59 degrees 58' 54" West 831.54 feet to a 1/2" iron pin; thence North 300.00 feet to a 5/8" iron pin; thence South 89 degrees 56' 49" West 700.00 feet to a 5/8" iron pin; thence South 1000.00 feet to a 5/8" iron pin; thence South 89 degrees 56' 49" West 240.32 feet to a point 60.00 feet East of the West line of said Section 18; thence South 00 degrees 01' 04" West, parallel to said Section line 742 feet more or less to the center line of an irrigation canal; thence Southeasterly along said canal centerline, 3180 feet more or less to a point on the South line of the N1/2 NW1/4 of said Section 19; thence Westerly along said line 1165 feet, more or less to the Southerly right of way line of an irrigation ditch; thence along said right of way line North 35 degrees West 1350 feet, more or less and North 84 degrees 30' West 150 feet, more or less, to the West line of said Sections 19; thence North 00 degrees 01' 04" East 209.88 feet to the Northwest corner of said Section 19; thence North 00 degrees 01' 04" East along the West line of said Section 18, 2029.92 feet to a point on the boundary of that tract of land described in Deed Volume 114, page 415, Deed Records of Klamath County, Oregon; thence along said boundary line the following courses and distances, North 44 degrees 38' East 208.27 feet, North 09 degrees 14' West 289.6 feet, North 13 degrees 48' East 233.6 feet, North 06 degrees 38' East 259.2 feet, North 13 degrees 38' West 224.1 feet, North 31 degrees 16' West 184.9 feet, North 07 degrees 51' West 240.2 feet and North 22 degrees 46' West 8.9 feet to a point on the West line of said Section 18; thence North 00 degrees 01' 04" East, along said West line, 1763.37 feet to the point of beginning.

PARCEL 2

Parcel 2 of Minor Land Partition No. 37-90, filed February 28, 1991, being a portion of the NE1/4 of Section 12, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, and Government Lots 1 through 4 and the SE1/4 SW1/4 of Section 7, Township 41 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 1 of Minor Land Partition No. 37-90, filed February 28, 1991, being a portion of the NE1/4 of Section 12, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, and Government Lots 1 through 4 and the SE1/4 SW1/4 of Section 7, Township 41 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM a portion of the NW1/4 NE1/4 of Section 12, Township 41 South, Range of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the SW corner NW1/4 NE1/4; thence North 00 degrees 22' 18" West 31 feet, thence South 89 degrees 50' 18" East 30 feet; thence South 31 feet, more or less, to the South line of the NW1/4 NE1/4; thence Westerly along said South line 30 feet, more or less, to the point of beginning.

EXHIBIT "A"
LEGAL DESCRIPTION (continued)

PARCEL 3

A tract of land situated in Government Lot 4 (SW1/4SW1/4) of Section 7, Township 41 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of said Section 7; thence East along the South line of said Section, 1677.16 feet to the Southeast quarter of Lot 4, thence North along the East line of Lot 4, 132.73 feet; thence West parallel to the South line of said lot, also the West line of said Section; thence South along said West line 132.73 feet to the point of beginning.

PARCEL 4

A tract of land situated in Section 31, Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the South line of the SE1/4 NE1/4 of said Section 31 from which point the Southeast corner of said SE1/4 NE1/4 bears South 89 degrees 28' 07" East 1061.26 feet; thence the following courses and distances:

South 18 degrees 44' 08" East 590.47 feet; South 23 degrees 04' 51" East 385.43 feet; South 20 degrees 08' 02" East 275.85 feet; South 01 degrees 00' East, 153.92 feet to a point on the North line of Lot 7 of said Section 31; thence North 89 degrees 31' 10" West on said North line, 663.22 feet; thence leaving said North line on the following courses and distances:

North 61 degrees 11' 14" West 165.10 feet; North 29 degrees 33' 57" West 284.64 feet; North 40 degrees 30' 09" West, 181.16 feet; North 53 degrees 21' 02" West, 141.88 feet; North 76 degrees 48' 07" West, 611.43; North 07 degrees 51' 21" West 213.86 feet; North 24 degrees 14' 23" West 611.89 feet; North 10 degrees 03' 08" West, 254.20 feet; North 23 degrees 20' 05" West 133.80 feet; North 10 degrees 15' 35" West, 294.26 feet; North 05 degrees 49' 53" East, 286.90 feet; North 14 degrees 52' 21" West, 307.33 feet; North 81 degrees 42' 04" East, 246.78 feet; South 41 degrees 01' 39" East, 209.85 feet; South 57 degrees 28' 17" East 1075.61 feet; South 50 degrees 45' 53" East, 327.70 feet to a point on the West line of said SE1/4 NE1/4; thence South 00 degrees 57' 48" East on said West line, 472.33 feet to the Southwest corner of said SE1/4 NE1/4; thence South 89 degrees 28' 07" East on the South line of said SE1/4 NE1/4, 266.02 feet to the point of beginning. (1988 Pope)

EXCEPTING THEREFROM:

Beginning at a point marked R-1 from which the Southeast corner of Section 31, Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, bears South 28 degrees 56' East 1646 feet distant; thence along water line of proposed reservoir, variation 20 degrees 28' East; North 13 degrees 00' West 275 feet; North 16 degrees 15' West 205 feet; North 34 degrees 15' West 275 feet; North 15 degrees 00' West 480 feet; North 24 degrees 30' West 545 feet; North 41 degrees 30' West 335 feet; North 58 degrees 15' West 490 feet; North 62 degrees 15' West 475 feet; North 56 degrees 30' West 325 feet; South 34 degrees 45' West 185 feet; South 3 degrees 30' East 570 feet; South 25 degrees 30' East 670 feet; South 17 degrees 15' East 420 feet; South 47 degrees 00' East 380 feet; South 88 degrees 00' East 250 feet; South 57 degrees 00' East 50 feet; South 56 degrees 30' East 110 feet; South 43 degrees 45' East 200 feet; South 34 degrees 30' East 243 feet; South 60 degrees 15' East 224 feet; South 46 degrees 30' East 440 feet; North 67 degrees 00' East 140 feet; North 7 degrees 45' East 225 feet to the place of beginning, said property being known as Simms Reservoir, and also known as Pope Reservoir.

State of Oregon, County of Klamath
Recorded 04/19/00, at 2:06 p. m.
In Vol. M00 Page 12949
Linda Smith,
County Clerk Fee\$ 31⁰⁰