



200 JUL 19 PM 1:29

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

@@ First American Title Co

@@ Sunriver Mall, Bldg 11

@@ PO Box 2005

Sunriver, OR 97707

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

@@ no change

@@

@@

Escrow No. 004326

Title No. K-55731

State of Oregon, County of Klamath

Recorded 07/19/00, at 1:29 p.m.

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Linda Smith,

County Clerk Fee \$ 36.00

STATUTORY BARGAIN AND SALE DEED

Jeffrey L. Jackman and Dickie C. Jackman, Grantor, conveys to Jeffrey L. Jackman, Grantee, the following described real property:

See attached Exhibit "A" for legal description

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 \$lot line adjustment/correct vesting (Here comply with the requirements of ORS 93.030)

Dated this 14, day of July, 2000.

Jeffrey L. Jackman

Dickie C. Jackman

STATE OF Oregon

County of Washou

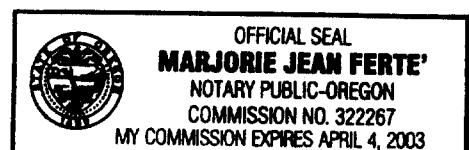
} ss.

This instrument was acknowledged before me on this 14th day of July, 2000
by Dickie C. Jackman

Marjorie J. Ferle

Notary Public for Oregon

My commission expires: April 4, 2003



K36-

STATE OF OREGON,

County of Deschutes } ss.

FORM No. 23—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 3rd day of July, 192000
before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
named Jeffrey L Jackson

known to me to be the identical individual..... described in and who executed the within instrument and
acknowledged to me that he.....executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

Karin Lea
Notary Public for Oregon
My commission expires 5-5-2004

LEGAL DESCRIPTION EXHIBIT "A"
PARCEL I

26364

PROPERTY DESCRIPTION FOR PARCEL 1 OF PROPERTY LINE ADJUSTMENT 3-99

That portion of the E1/2 SE1/4 of Section 28 and the W1/2 SW1/4 of Section 27, Township 23 South, Range 10 East of the Willamette Meridian, situated in Klamath County, Oregon and described as follows:

Beginning at the Southeast corner of Section 28, thence heading N88°41'W 1290 feet more or less to the east 1/16 corner of Sections 28 and 33; thence N00°16'E 2597 feet more or less to the Center East 1/16th corner of Section 28; thence N00°23'W 185 feet more or less; thence N89°51'55"E 747.52 feet; thence N14°26'38"E 735.59 feet more or less; thence N89°53'45"E 1605 feet more or less to the Westerly right of way line of the Burlington Northern Railroad; thence S14°41'36"W 2276 feet more or less along the Westerly right of way line of the Burlington Northern Railroad to the South line of the NW1/4 SW1/4; thence S89°36'17"W 609.07 feet to the South 1/16th corner of Sections 28 and 27; thence S02°38'00"W 1313 feet more or less, to the true point of beginning, containing 140 acres more or less.

Subject to all easements and right of ways of record.

DEED RESTRICTION ATTACHED TO WARRANTY DEED

NO OWNERS OF RANCH PARCEL I CAN BUILD ANY BUILDINGS ON THE APPROXIMATE 40 ACRES NORTH OF THE ACCESS ROAD EXCEPT ON THE SOUTH FENCELINE AND ONLY ON THE EASTERLY 900 FEET OF THAT FENCELINE AND NOT TO EXCEED 30 FEET IN WIDTH NORTH OF SAID FENCELINE; UNLESS OWNERS OF PARCELS 1 AND 2 OTHERWISE AGREE IN WRITING, IT BEING NOTED THAT THIS RESTRICTION PERTAINS TO BULIDINGS ONLY.

I JEFFREY L. JACKMAN, OWNER OF ARCEL I, GIVE FIRST OPTION TO BUY THE APPROXIMATE 40 ACRE PIECE OF RANCH PARCEL I NORTH OF ACCESS ROAD IF IT IS DIVIDABLE TO KEN AND LINDA GIBSON AS LONG AS THEY OWN RANCH PARCEL 2.

