



THIS SPACE RESERVED FOR RECORDER'S USE

Vol M00 Page 30456

After recording return to:  
Gerald H. & Carol H. Hawkins  
P.O. Box 425  
Fort Klamath, OR 97626

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

Gerald H. & Carol H. Hawkins  
P.O. Box 425  
Fort Klamath, OR 97626

Escrow No. K55633B  
Title No. K55633B

### STATUTORY SPECIAL WARRANTY DEED

Craig Owens and Maxine Owens, an estate in fee simple as tenants by the entirety as to an undivided 1/3 interest, Grantor, conveys and specially warrants the herein described real property free from encumbrances created or suffered by Grantor to:

Elizabeth Harlowe Hawkins and Gerald Harlowe Hawkins, Trustees, or the successor Trustee of Trust I, established under the Thomas W. Hawkins and Elizabeth Harlowe Hawkins Living Trust, utta August 12, 1986, an estate in fee simple as to an undivided 2/12th interest.

and

John B. Owens and Candace C. Owens, Trustees of the John and Candace Owens Family 1989 Revocable Trust, established December 28, 1989, an estate in fee simple as to an undivided 1/12th interest.

and

Kenneth R. Owens and Sheree Owens, Trustees of the Ken and Sheree Owens Family 1996 Revocable Trust, established December 4, 1996, an estate in fee simple as to an undivided 1/12th interest, Grantee, the following described real property free of encumbrances created or suffered by the grantor except as specifically set forth herein:

See legal description marked Exhibit "A" attached hereto and by this reference made a part hereof as though fully set forth herein.

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 \$590,320.00

Dated this 8 day of August, 2000

Craig Owens  
Craig Owens

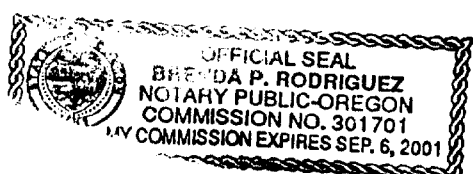
Maxine Owens  
Maxine Owens

STATE OF OREGON  
County of Klamath } ss.

This instrument was acknowledged before me on this 8 day of August, 2000  
by Craig Owens and Maxine Owens

Brenda P. Rodriguez  
Notary Public for Oregon

My commission expires: 9-6-01



826-

## Description of Property

30457

## Parcel 1:

The following described lands all lying North and East of Wood River in Township 34 South, Range 7 ½ East of Wood River in Township 34 South, Range 7 ½ East of the Willamette Meridian, Klamath County, Oregon, as follows:

- a. The N ½ of the SW ¼ of Section 1, SAVING AND EXCEPTING the following described portion: Beginning at a point on the East line of NE ¼ SW ¼ of Section 1 which is 1100.0 feet North of the Southeast corner of the said NE ¼ SW ¼ of said Section 1; thence West 800.0 feet; thence South 1100.0 feet to a point on the South boundary of the said NE ¼ SW ¼; thence East 800.0 feet to the Southeast corner of the said NE ¼ SW ¼; thence North 1100.0 feet to the point of beginning.
- b. That portion of the S ½ NE ¼ SE ¼ of Section 2 lying North and East of the right of way of State Highway No. 62 being more particularly described as follows: Beginning at a point on the Section line common to Sections 1 and 2 which is the Northeast corner of the S ½ NE ¼ SE ¼ of said Section 2; thence South 1°33' East along the said section line 523.5 feet to a point on the Northeasterly right of way boundary of State Highway No 62; thence North 27°39' West along said right of way boundary 590.4 feet to a point on the Northerly boundary of said S ½ NE ¼ SE ¼ of Section 2; thence North 89°54' East 259.9 feet, more or less, to the point of beginning.

## Parcel 2:

The following described lands all lying North and East of Wood River in Township 34 South, Range 7 ½ East of the Willamette Meridian, Klamath County, Oregon, described as follows:

- a. All of Section 10 Except the piece or parcel of land containing one acre, more or less, and situate in Lot 4 of said Section 10 conveyed to the State of Oregon, State Game Commission, and the easement appurtenant thereto, more particularly described in said conveyance, said excepted parcel of land being described as follows:  
Commencing at the Northeasterly corner of said Section 10 and running West along the section line 5,144.2 feet; thence South 256.0 feet to the true point of beginning of said excepted parcel which is a point on the Westerly bank of a toe-drain along the Westerly side of said Section 10; thence South 317.0 feet; thence, West 145.0 feet more or less, to a point in the Section line marking the Westerly boundary of said Section 10; thence, North along said Section line 250.0 feet, more or less, to a point in the left or Easterly bank of Wood River; thence, following up-stream along said left bank to a point West of said true point of beginning; thence, East 31.0 feet, more or less, to the said true point of beginning.
- b. The N ½, the N ½ S ½ and Lot 2 of Section 11
- c. All of the NW ¼ EXCEPT that portion conveyed to State of Oregon by Deed dated March 21, 1933, recorded March 29, 1933, in Volume 99 on page 513, Deed records of Klamath County, Oregon; the N ½ SW ¼, all of the N ½ NW ¼ SE ¼ EXCEPT that portion conveyed to the State of Oregon by deed dated September 30, 1928, and recorded January 23, 1939, in Volume 120 on page 101, Deed records of Klamath County, Oregon; and that portion of the S ½ NW ¼ SE ¼ lying Westerly of Crooked Creek of Section 12.

## Parcel 3:

A strip of land 60.0 feet in width over and across the W ½ SE ¼ of Section 3, Township 34 South, Range 7 ½ East of the Willamette Meridian, East of Wood River, in Klamath County, Oregon, being 30.0 feet in width on either side of the following described center-line:

Beginning at a point in the Northerly right-of-way fence at the county road as the same is presently located and constructed, said point being 30.0 feet Easterly of an existing North-South fence, from which the Southeast corner of Section 3, T. 34 S., R. 7 ½ E.W.M., bears S. 89°19 ½ ' E. a distance of 2614.1 feet distant; thence N. 0°02 ½ ' E. a distance of 2584.8 feet more or less to the East-West center-line of said section being 30.0 feet East of an existing North-South fence as the same is presently located and constructed.

State of Oregon, County of Klamath  
Recorded 08/18/00, at 3:34 p.m.  
In Vol. M00 Page 30456  
Linda Smith,  
County Clerk Fee\$ 56.00