

2000 SEP 15 AM 11:17

MT51792-MS
WARRANTY DEED

Vol MOO Page 33698

ROBERT D. AULT and DORIS M. VINER AULT, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
GARRY BOLYARD and SANDRA BOLYARD, husband and wife,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
3507-01600-00700-000 232750
M-145862 43474

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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 and actual consideration for this conveyance is 135,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: P.O. Box 1385, Chiloquin, OR 97624

Dated this 14th day of September, 2000

Robert D. Ault
ROBERT D. AULT

Doris M. Viner Ault
DORIS M. VINER AULT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 14, 2000 by
ROBERT D. AULT AND DORIS M. VINER AULT.

Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT51792-MS

Return to:
GARRY BOLYARD
P.O. BOX 1385
CHILOQUIN, OR 97624



EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

A tract of real property in Government Lots 32, and 29 in Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, particularly described as follows:

Beginning at the quarter section corner on the South boundary of Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; thence North along the center line of Section 16, a distance of 1320.0 feet, more or less, to the Northwest corner of Government Lot 33, which corner is monumented with a 3/4" iron pipe; thence East along the North boundary of Lot 33, a distance of 323.30 feet, more or less, to a point on the Easterly right of way boundary of U.S. Highway Number 97, which point is monumented with a 3/4" iron pipe; thence South 2 degrees 22' West along said right of way boundary a distance of 333.30 feet to a 3/4" iron pipe marking the Northwest corner of that parcel of land recorded in Volume 363 at page 58, Deed Records of Klamath County, Oregon; thence following along the bounds of said parcel of land, North 62 degrees 07' East 629.30 feet; East 454.20 feet; South 95.00 feet; and East 107.27 feet; thence leaving said bounds and bearings North 41 degrees 03 1/2' East 155.48 feet to a 1/2" steel rod; thence North 51 degrees 10' West 56.0 feet to a 1/2" steel rod; thence North 45 degrees 50' East 265.4 feet to a 1/2" steel rod; thence North 23 degrees 36' East 330.0 feet to a 1/2" steel rod marking the true point of beginning of this description; thence South 55 degrees 39' East 671.3 feet, more or less, to the waterline of Williamson River, marked with a 1/2" steel rod; thence along said waterline upstream, to the Northeast corner of Government Lot 29, marked with a 1" steel axle; thence West along the North boundary of said Lot 29 to a point which bears North 55 degrees 39' West from the true point of beginning of this description; thence South 55 degrees 39' East to said true point of beginning.

PARCEL 2:

The following described real property in Klamath County, Oregon: A tract of real property in Government Lot Numbers 32 and 29 in Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the quarter section corner on the South boundary of Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; thence North along the center line of Section 16, a distance of 1320.0 feet, more or less, to the Northwest corner of Government Lot Number 33, which corner is monumented with a 3/4" iron pipe; thence East along the North boundary of Lot 33, a distance of 323.30 feet, more or less, to a point on the Easterly right of way boundary of U. S. Highway Number 97, which point is monumented with a 3/4" iron pipe; thence South 2 degrees 22' West along said right of way boundary a distance of 333.30 feet to a 3/4" iron pipe marking the Northwest corner of that parcel of land recorded in volume 363, page 58 Deed Records of Klamath County, Oregon; thence following along the bounds of said parcel of land, North 62 degrees 07' East, 629.30 feet; East 454.20 feet; South 95.00 feet; and East 107.27 feet; thence leaving said bounds and bearing North 41 degrees 03 1/2' East, 155.48 feet to a 1/2" steel rod; thence North 51 degrees 10' West 56.0 feet to a 1/2" steel rod; thence North 45 degrees 50' East 265.4 feet; thence North 23 degrees 36' East 160.0 feet being the true point of beginning of this description; thence North 23 degrees 36' East 170.0 feet to a 1/2" steel rod; thence South 55 degrees 39' East 671.3 feet, more or less, to a 1/2" steel rod at the waterline of the Williamson River; thence Southerly along said waterline 170.0 feet to a point; thence leaving said waterline North 55 degrees 53' West 679.5 feet, more or less, to the true point of beginning.

(continued)

PARCEL 3:

A tract of land in Government Lot Numbers 32 and 29 in Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the quarter section corner on the South boundary of Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; thence North along the center line of Section 16, a distance of 1320.0 feet, more or less, to the Northwest corner of Government Lot Number 33, which corner is monumented with a 3/4" iron pipe; thence East along the North boundary of Lot 33, a distance of 323.30 feet, more or less, to a point on the Easterly right of way boundary of U. S. Highway Number 97, which point is monumented with a 3/4" iron pipe; thence South 2 degrees 22' West along said right of way boundary a distance of 333.30 feet to a 3/4" iron pipe marking the Northwest corner of that parcel of land recorded in Volume 363, page 58 of Deed Records of Klamath County, Oregon; thence following along the bounds of said parcel of land, North 62 degrees 07' East, 629.30 feet; East 454.20 feet; South 95.00 feet; and East 107.27 feet; thence leaving said bounds and bearings North 41 degrees 03 1/2' East 155.48 feet to a 1/2" steel rod; thence North 51 degrees 10' West 56.0 feet to a 1/2" steel rod; thence North 45 degrees 50' East 265.4 feet to a 1/2" steel rod marking the true point of beginning of this description; thence North 23 degrees 36' East 160.00 feet to a point; thence South 55 degrees 53' East 679.5 feet, more or less, to the waterline of the Williamson River; thence Southerly along said waterline 165 feet, more or less, to a point, said point being South 56 degrees 07' East 687.3 feet from the point of beginning; thence North 56 degrees 07' West 687.3 feet to the point of beginning.

State of Oregon, County of Klamath
Recorded 09/15/00, at 11:17 a.m.
In Vol. M00 Page 33698
Linda Smith,
County Clerk Fee\$ 31.00