

1-1-74

## WARRANTY DEED

Vol M02 Page 43265KNOW ALL MEN BY THESE PRESENTS, That WILLIAM A. MASON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

GRANT S. PEROTTI, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

SEE ATTACHED LEGAL DESCRIPTION "Exhibit A"

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that

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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ -0-① However, the actual consideration consists of or includes other property or value given or promised which is the whole ~~the whole~~ consideration (indicate which). ① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

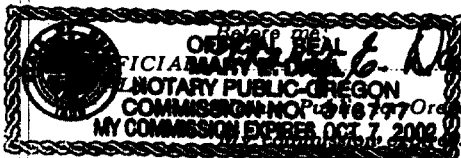
In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 19th day of December, 2001, 19; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, )  
County of Klamath ) ss.  
December 19, 2001, XXXPersonally appeared the above named  
William A. Masonand acknowledged the foregoing instrument to be his voluntary act and deed.STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
December 19, 2001Personally appeared \_\_\_\_\_ and  
\_\_\_\_\_ who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
\_\_\_\_\_ president and that the latter is the  
\_\_\_\_\_ secretary of \_\_\_\_\_\_\_\_\_\_, a corporation,  
and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed in behalf  
of said corporation by authority of its board of directors; and each of  
them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL  
SEAL)Notary Public for Oregon  
My commission expires:

10/7/02

William A. Mason  
P.O. Box 302  
Beatty, OR 97621

GRANTOR'S NAME AND ADDRESS

Grant S. Perotti  
P.O. Box 103  
Sprague River, OR 97639

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grant S. Perotti  
P.O. Box 103  
Sprague River, OR 97639

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

SPACE RESERVED  
FOR  
RECORDER'S USEState of Oregon, County of Klamath  
Recorded 07/31/2002 2:17 p.m.  
Vol M02, Pg 43265-66  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

EXHIBIT "A"  
LEGAL DESCRIPTION

43266

Beginning at a point 578.8 feet North and 228 feet East of the quarter corner common to Sections 15, 14, 22 and 23, all in Township 36 South, Range 12 East, Willamette Meridian; thence East 250 feet; thence North 209 feet; thence West 250 feet; thence South 209 feet to the place of beginning, being a portion of Lots 28 and 29, Section 14, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 1: A parcel of land situate in Lots 28 and 29 of Section 14, Township 36 South, Range 12 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point 578.8 feet North and 198 feet East of the quarter corner common to Sections 15, 14, 22 and 23, Township 36 South, Range 12 East of the Willamette Meridian, which is also the Southeast corner of property described in Deed Vol. 91, page 266, and the true point of beginning of this description; thence East to the Southwest corner of property described in Deed Vol. 117, page 375; thence North along the West line of property described in Deed Vol. 117, page 375; 220 feet to the Northwest corner of property described in Deed Vol. 117, page 375; thence West to a point on the East line of property described in Deed Vol. 93, page 189; thence South 220 feet, more or less, to the point of beginning.

(Taken from # 6280, Vol. M81 page 19510)

1908 MAR 23 11 53

LEGAL DESCRIPTION

1902

PARCEL 1:

That portion of Government Lot 28, Section 14, Twp. 36 S., R. 12, E.W.M., Klamath County, Oregon, more particularly described as follows

Commencing at a point 30 feet North, more or less, of the Southwest corner of Government Lot 29 of said Section 14 and running thence Northerly 880 feet to the True Point of Beginning of this Description; thence, Easterly 198 feet; thence, Northerly 220 feet; thence, Westerly 198 feet; thence, Southerly 220 feet to the True Point of Beginning.

PARCEL 2:

Beginning at a point 30 feet North of the Southwest corner of Government Lot 29, Section 14, Township 36 South, Range 12 E.W.M., thence running Northerly 660 feet to the true point of beginning; thence Easterly 198 feet; thence Northerly 220 feet; thence Westerly 198 feet; thence Southerly 220 feet to the point of beginning; saving and excepting the Westerly 30 feet of Government Lot 28.

PARCEL 3:

That portion of land of Government Lot 28 and 29, Sec. 14, T. 36 S., R. 12 E.W.M. and particularly described as follows, to-wit: Beginning at a point 30 ft. North, more or less, of the SW corner of Government Lot 29, Sec. 14, T. 36 S., R. 12 E.W.M.; thence running Northerly 330 ft. to the true point of beginning; thence Easterly 198 feet; thence Northerly 110 ft.; thence Westerly 198 ft.; thence Southerly 110 ft. to place of beginning, said parcel of land being a portion of Government Lots 28 and 29, Sec. 14, T. 36 S., R. 12 E.W.M., and contained in existing roadways.

STATE OF OREGON, )  
County of Klamath )  
Filed for record at request of

on this 5th day of Feb. A.D. 19 85  
at 3:33 o'clock P M, and duly  
recorded in Vol. M85 of Deeds  
Page 1901

EVELYN BIEHN, County Clerk

By Bar Smith Deputy