

MTC - 61704 KR

Vol M03 Page 48605

AFTER RECORDING RETURN TO:

Jerry M. Molatore
426 Main Street
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 07/11/2003 2:53 p.m.
Vol M03 Pg 48605-06
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

'03 JUL 11 PM 3:59

SEND TAX STATEMENTS TO

Lee Sukraw
1881 Lower Klamath Lake Road
Klamath Falls, OR 97601

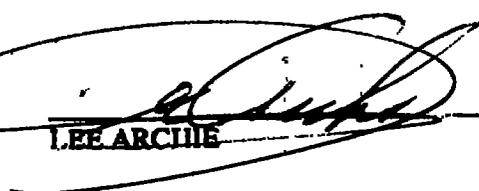
STATUTORY BARGAIN AND SALE DEED

LEE ARCHIE, Grantor, conveys to LEE R. SUKRAW, Grantee, the following described real property:

An undivided one-half interest in each of the three parcels located in Klamath County, Oregon and described on Exhibit A attached hereto.

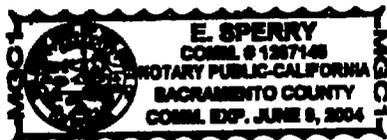
The true consideration for this conveyance is: Trade.

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 USES.


LEE ARCHIE

STATE OF CALIFORNIA)
County of Sacramento) ss.

The foregoing instrument was acknowledged before me this 7 day of July, 2003, by LEE ARCHIE.




Notary Public for California
My Commission Expires: _____

GRANTORS' NAME AND ADDRESS:

LEE ARCHIE
7601 Prescott
Sacramento CA 95823

GRANTEE'S NAME AND ADDRESS:

LEE R. SUKRAW
1881 Lower Klamath Lake Road
Klamath Falls OR 97601

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EXHIBIT A

PARCEL 1

All of that portion of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 27 Township 39 South, Range 9 East of the Willamette Meridian, which lies Southwesterly of the First Unit Main Drain ditch which crosses said SW $\frac{1}{4}$ NW $\frac{1}{4}$. And all that portion of the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 28 Township 39 South, Range 9 East of the Willamette Meridian lying Easterly of the East line of Lost River Diversion Channel, said East line being also the East line of premises described in Order Fixing Value and Final Judgment in Condemnation entered in case of United States of America Vs. J. F. Newman, et al, Civil No. 4716, in the District Court of the United States for the District of Oregon, which order was recorded July 13, 1950, in Book 240, page 174, Deed Records of Klamath County, Oregon and Westerly of a strip of land 105 feet in width heretofore deeded to the United States of America for drainage purposes.

PARCEL 2

Situated in the County of Klamath, State of Oregon, those portions of Lots (1) and (2) of Assessor's Tax Lot one-hundred-fifty-four lying southerly of of Lower Lake Road, in section 27, township 40 south, range 9 east Willamette meridian, containing 24 acres, more or less, together with all those mineral rights, geothermal rights, and hot water rights related to said real property that are owned or lie in the Grantor, Subject to reservations and restrictions of record, rights-of-way and easements of record and those apparent upon the land, and contracts and/or liens for irrigation and/or drainage.

PARCEL 3

Commencing at an iron pin at the centerline intersection of Washburn Way and Joe Wright Road; thence along the center line of Joe Wright Road, South 89°43' West, 800.17 feet more or less to the Southwesterly boundary of the A-3 Laterals for the true point of beginning; thence along the boundary of the A-3 Lateral North 16°16' West, 12.08 feet; thence 80.62 feet along the Arc of a curve left (which Arc has a Radius of 266.48 feet and a long chord of North 24°56' West, 80.31 feet); thence North 33°36' West, 84.00 feet; thence leaving said Lateral Boundary South 89°43' West, parallel with Joe Wright Road, 440.29 feet; thence South, 154.81 feet to the centerline of Joe Wright Road; thence along said centerline, North 89°43' East, 524.02 feet to the true point of beginning. LESS that part of the above described tract lying within Joe Wright Road.