

03 DEC 10 PM 3:24

1st 295452

BARGAIN AND SALE DEED

WPT 295452

10-77604

TAX ACCT. NO. R870150 MAP NO. 2407-18D-5001

Vol M03 Page 90257

CYNTHIA CATHERINE ALLYN and SCOTT LELAND POPE, Grantor,
conveys to
SCOTT L. POPE, Grantee,
the following described real property situated in KLAMATH County, OR, to-wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The true consideration for this conveyance is PER TERMS OF DIVORCE DECREE
CASE 15 03 09933, LANE COUNTY

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.

DATED 12/09/2003

CYNTHIA CATHERINE ALLYN

SCOTT LELAND POPE

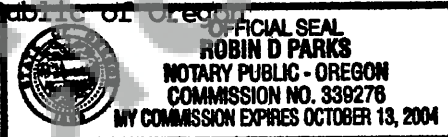
STATE OF OREGON)

County of LANE)

State of Oregon)
County of Lane) ss.

This instrument was acknowledged before me
on December 9, 2003 by Scott Leland
Pope.

Notary Public of Oregon



This instrument was acknowledged before me on December 9, 2003,
by CYNTHIA CATHERINE ALLYN

Notary Public of Oregon

My commission expires: 10/13/2004



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

2058 HARRIS STREET, EUGENE, OR 97405

After recording return to:

Western Pioneer Title Co., P. O. Box 10146, Eugene, OR 97440

State of Oregon, County of Klamath
Recorded 12/10/03 03:24 p m
Vol M03 Pg 90257-58
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

26 F

Real property in the County of Klamath, State of Oregon, described as follows:

The following described real property situate in Klamath County, Oregon:

A parcel of land located in the SE ¼ of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the Southeast corner of said Section 18; thence North 01°03'41" East along the East line of said Section 18, a distance of 560.00 feet to a ½ inch iron rod; thence North 89°08'04" West along a line parallel with the South line of said Section 18, a distance of 365.00 feet to a ½ inch iron rod; thence North 01°03'41" East along a line parallel with the said East line, 434.66 feet to a ½ inch iron rod; thence continuing along said parallel line, 42 feet more or less to the center thread of Crescent Creek; thence Westerly along the center thread of Crescent Creek, 515 feet more or less to a point on the Westerly right of way of an easement and right of way recorded May 7, 1979 in Volume M79 page 11935, Deed records of Klamath County, Oregon; thence Southerly along said right of way 40 feet more or less to a ½ inch iron rod; thence continuing Southerly along said right of way, South 18°02'08" West, 171.21 feet to a ½ inch iron rod; thence continuing along said right of way along the arc of a 130.00 foot radius curve to the left, 141.41 feet (the chord bears South 13°07'37" East, 134.54 feet to a ½ inch iron rod); thence continuing along said right of way along the arc of a 95.68 foot radius curve to the right, 75.73 feet; (the chord bears South 21°36'51", 73.77 feet to a ½ inch iron rod); thence South 01°03'41" West along said right of way, 80.75 feet to a ½ inch iron rod on the Northerly right of way of an easement recorded December 11, 1978 in Volume M78 page 27809, Deed records of Klamath County, Oregon; thence North 89°08'04" West along said Northerly right of way, 455.00 feet to a ½ inch iron rod; thence North 01°03'41" East along a line parallel with the East line of said Section 18, a distance of 397.15 feet to a ½ inch iron rod; thence continuing North 01°03'41" East along said parallel line, 25 feet more or less to the center thread of said Crescent Creek; thence Northwesterly along said center thread, 300 feet more or less to a point that lies North 01°03'41" East, 60 feet from a ½ inch iron rod which is North 89°08'04" West 1575.00 feet, and North 01°03'41" East 1089.38 feet from the point of beginning; thence South 01°03'41" West, 60 feet to said last mentioned iron rod; thence continuing South 01°03'41" West along a line parallel with the East line of said Section 18, 529.38 feet to a ½ inch iron rod; thence North 89°08'04" West along a line parallel with the South line of said Section 18, a distance of 1058.67 feet to a point on the North-South centerline of said Section 18; thence South 01°01'37" West along said centerline, 560.00 feet to the South ¼ corner of said Section 18; thence South 89°08'04" East along the South line of said Section 18, a distance of 2633.33 feet to the point of beginning.

EXCEPTING THEREFROM a parcel of land located in the SE ¼ of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Commencing at the Southeast corner of said Section 18; thence North 89°08'04" West along the South line of said Section 18, a distance of 870.00 feet to a ½ inch iron rod; thence North 01°03'41" East along a line parallel to the East line of said Section 18, a distance 560.00 feet to a ½ inch iron rod; thence North 89°08'04" West along a line parallel with the South line of said Section 18, a distance of 455.00 feet to a ½ inch iron rod; at the true point of beginning; thence North 01°03'41" East along a line parallel with said East line, 397.15 feet to a ½ inch iron rod; thence continuing North 01°03'41" East 25 feet, more or less to the center thread of Crescent Creek; thence Northwesterly along said center thread, 300 feet more or less to a point that lies North 01°03'41" East, 60 feet from a ½ inch iron rod which is North 89°08'04" West 1575.00 feet, and North 01°03'41" East 1089.38 feet from the Southeast corner of Section 18; thence South 01°03'41" West, 60 feet to said last mentioned iron rod; thence continuing South 01°03'41" West along a line parallel with the East line of said Section 18, 529.38 feet to a ½ inch iron rod; thence North 89°08'04" West along a line parallel with the South line of said Section 18, a distance of 1058.67 feet to a point on the North-South centerline of said Section 18; thence South 01°01'37" West along said centerline, 560.00 feet to the South ¼ corner of said Section 18; thence South 89°08'04" East along the South line of said Section 18, a distance of 1763.33 feet; thence North 01°03'41" East along a line parallel to the East line of said Section 18, a distance of 560.00 feet to a ½ inch iron rod; thence North 89°08'04" West along a line parallel with the South line of said Section 18, a distance of 455.00 feet to a ½ inch iron rod and the point of beginning.

Tax Parcel Number: R870150