



After recording return to:

Hunter Hill Properties

7552 E. Wethersfield Rd.
Scottsdale, AZ 85260

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

Hunter Hill Properties

7552 E. Wethersfield Rd.
Scottsdale, AZ 85260

File No.: 7021-Dori (DMC)

Date: December 23, 2005

M05-71703

Klamath County, Oregon

12/23/2005 12:04:27 PM

Pages 3 Fee: \$31.00

STATUTORY BARGAIN AND SALE DEED

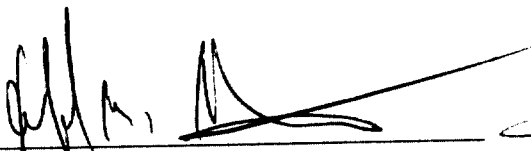
Jeff M. Hunter and Sandra S. Hunter, Grantor, conveys to **Hunter Hill Properties, LLC**, Grantee,
the following described real property:

See Legal Description A Attached

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 **\$1.00**. (Here comply with requirements of ORS 93.030)

Dated this 23 day of December, 2005.



Jeff M. Hunter



Sandra S. Hunter

31✓

APN:

Bargain and Sale Deed
- continued

File No.: **7021-Dori (DMC)**
Date: **12/23/2005**

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 23 day of December, 2005
by **Jeff M. and Sandra S. Hunter.**



[Signature]
Dori Crain
Notary Public for Oregon
My commission expires: November 7, 2009

EXHIBIT "A"
DESCRIPTION OF PROPERTY

A tract of land situate in Section 33, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pipe in the fence line along the East $1/16^{\text{th}}$ line of Section 33, Township 39 South, Range 9 East of the Willamette Meridian, from which the Northwest corner of Section 33, Township 39 South, Range 9 East of the Willamette Meridian, bears N. $75^{\circ}10'43''$ W. 4119.43 feet distant; thence along a fence line N. $41^{\circ}10'$ W. 506.8 feet; thence S. $89^{\circ}14'20''$ W. 1796.60 feet; thence S. $10^{\circ}50'$ W. 342.55 feet; thence S. $0^{\circ}47'$ E. 290.60 feet; thence S. $89^{\circ}13'$ W. 1292.76 feet; thence S. $18^{\circ}59'$ E. 640.20 feet; thence S. $40^{\circ}11'$ E. 387.80 feet; thence S. $27^{\circ}58'20''$ E. 704.35 feet; thence S. $82^{\circ}57'20''$ E. 831.95 feet; thence S. $32^{\circ}08'20''$ E. 633.45 feet; thence S. $70^{\circ}52'40''$ E. 384.80 feet; thence S. $20^{\circ}04'40''$ E. 363.00 feet, more or less, to the South $1/16^{\text{th}}$ line of said Section 33; thence along said South $1/16^{\text{th}}$ line S. $89^{\circ}48'40''$ E. 1052.00 feet to the fence line along the East $1/16^{\text{th}}$ line of said Section 33; thence N. $0^{\circ}10'$ W. along said fence line 2918.68 feet, more or less, to the point of beginning.

Together with a non-exclusive perpetual easement 60 feet in width for roadway purposes lying North of a line running East and West beginning at the Easterly point on the Westerly side of Washburn Way 60 feet West of the East $1/4$ corner of Section 33, Township 39 South, Range 9 E.W.M. and running West a distance of 1255 feet to the western most point of the SE $1/4$ NE $1/4$ of Section 33, Township 39 South, Range 9 East of the Willamette Meridian.