

M06-06738

Klamath County, Oregon

04/07/2006 09:55:09 AM

Pages 3 Fee: \$31.00

Don Johnston Grantor

Scott Johnston
13619 Hwy 66
Klamath Falls, OR 97601 Grantee

After recording return to: Grantee

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

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That DON JOHNSTON, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto SCOTT JOHNSTON, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of the grantor's right, title and interest in that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A".

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
The true and actual consideration paid for this transfer is other than money.

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 7 day of APRIL, 2006; 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.

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.

R. Donald Johnston

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Don Johnston and acknowledge the foregoing instrument to be their voluntary act and deed.

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Before me: *Jennifer R. Pagan*
Notary Public for Oregon
My Commission Expires: 5-16-08

Exhibit A

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PARCEL NO. 1

The SE 1/4 and the NE 1/4 SW 1/4 of Section 30; the N 1/2 NE 1/4 and SE 1/4 NE 1/4 of Section 31, the W 1/2 SW 1/4 of Section 29, all that portion of the NW 1/4 of Section 32 lying Northerly and Westerly of the Greensprings Highway and Westerly of that parcel of land beginning at the intersection of a well-established fence line and the North line of SE 1/4 SW 1/4 of Section 29 which point is approximately 368 feet West of the NE corner of said SE 1/4 SW 1/4, thence West to an intersection with a line running parallel with and distant 206 feet measured at right angles Westerly from said fence line; thence southeasterly along said line parallel with the fence line, 3520 feet, more or less, to the Northerly line of the State Highway; thence Northeasterly along the Northerly line of said Highway to an intersection with said fence line; thence Northwesterly along the fence line to the place of beginning, and containing 17 acres, more or less, conveyed by Ralph A. Johnston et ux to Erwin Heim et ux by deed recorded on page 214 of Vol. 245 of Deeds, records of Klamath County, Oregon, also all that portion of the SE 1/4 SW 1/4 of Section 29 lying Westerly of said parcel conveyed to Heims; all in Twp. 39 S., R. 8 E.W.M.

Also the following described portion of NW 1/4 SW 1/4 of Section 32, described as follows: Beginning at the 1/4 section corner on the West line of said Section 32; thence South along the Section line 870 feet; thence East 879 feet, more or less, to the West line of the State Highway; thence Northerly along said line of Highway to a point which is 1100 feet East and 206 feet South of said 1/4 section corner thence North 206 feet; to the North line of said NW 1/4 SW 1/4; thence West along said line 1100 feet to the said 1/4 section corner.

PARCEL NO. 2

All that portion of Section 32, Township 39 S., Range 8 E.W.M., described as follows: Beginning at a point on a line between Sections 31 and 32, which is 870 feet South of the 1/4 corner common to Sections 31 and 32, thence South along said Section line a distance of 97.56 feet, to the Northwest corner of the D.J. Puckett property; thence East 879 feet, more or less, to the West line of the right of way of Oregon State Highway No. 66; thence North along the West line of said right of way 97.56 feet; thence West 879 feet to the point of beginning.

EXCEPTING from the above described property portion conveyed to the United States government for canal and laterals by deed dated Dec. 23, 1907, recorded Dec. 24, 1907, on page 410 of Vol. 23 of Deeds, records of Klamath County, Oregon.

Also

EXCEPTING from the above described property the E 1/2 NW 1/4 SW 1/4 of Section 29, in Township 39 South of Range 8 E.W.M.

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PARCEL #3

All land situated Southerly of the Dead Indian Road and Easterly of the Keno Access Road in Section 12, Township 38 South, Range 3 East of the Willamette Meridian, Oregon, together with any and all water rights appurtenant thereof.