

Diana Belles Attorney
Returned at Counter

Grantor:
Gerald Harlowe Hawkins, Trustee of Barbara
Hawkins Fetsch Living Trust under instrument
dated November 30, 2006

Grantees:
Mark Harlowe Hawkins
Lee Gregg Hawkins
P.O. Box 426
Fort Klamath, OR 97626

After recording, return and send tax statements to:
P.O. Box 426
Fort Klamath, OR 97626

2019-010139
Klamath County, Oregon



09/04/2019 10:11:18 AM

Fee: \$92.00

STATUTORY BARGAN AND SALE DEED

Gerald Harlowe Hawkins, Trustee of Barbara Hawkins Fetsch Living Trust UTA November 30, 2006, Grantor, conveys Grantor's undivided one-twelfth (1/12) interest in unimproved real property located in Klamath County, Oregon, to Mark Harlowe Hawkins one-twenty-fourth (1/24) interest and Lee Gregg Hawkins one-twenty-fourth (1/24) interest, Grantees, in the real property commonly referred to as "Owens and Hawkins" at 45680 Highway 62, Chiloquin, Oregon 97624, free of encumbrances except as specifically set forth herein, more particularly described as follows:

See Exhibit A.

The true and actual consideration for this conveyance is \$1.00.

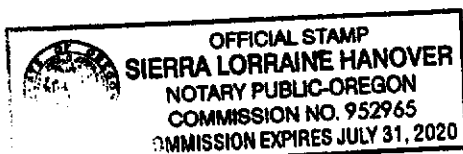
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 20 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 23 day of August, 2019.

Gerald Harlowe Hawkins, Trustee
GERALD HARLOWE HAWKINS, Trustee

STATE OF OREGON, County of Klamath) ss.

On this 23 day of August, 2019, the foregoing instrument was acknowledged before me by Gerald Harlowe Hawkins, Trustee.



[Signature]
Notary Public for Oregon
My Commission Expires: 7/31/2020

Exhibit A – Legal Description

PARCEL 1:

The following described lands all lying North and East of WOOD RIVER in Township 34 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, as follows:

A. The N 1/2 of the SW 1/4 of Section 1 saving and excepting the following described portion: Beginning at a point on the East line of NE 1/4 SW 1/4 of Section 1 which is 1100.0 feet North of the Southeast corner of the said NE 1/4 SW 1/4 of said Section 1; thence West 800.0 feet; thence South 1100.0 feet to a point on the South boundary of the said NE 1/4 SW 1/4; thence East 800.0 feet to the Southeast corner of the said NE 1/4 SW 1/4; thence North 1100.0 feet to the point of beginning.

B. That portion of the S 1/2 NE 1/4 SE 1/4 of Section 2 lying North and East of the right of way of State Highway 62 being more particularly described as follows: Beginning at a point on the section line common to Sections 1 and 2 which is the Northeast corner of the S 1/2 NE 1/4 SE 1/4 of said Section 2; thence South 1 degree 33' East along the said section line 523.5 feet to a point of the Northeasterly right of way boundary of State Highway 62; thence North 27 degrees 39' West along said right of way boundary 590.4 feet to a point on the Northerly boundary of the said S 1/2 NE 1/4 SE 1/4 of Section 2; thence North 89 degrees 54' East 259.9 feet, more or less, to the point of beginning.

PARCEL 2:

The following described lands all lying North and East of WOOD RIVER in Township 34 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

A. All of Section 10 except the piece or parcel of land containing one acre, more or less, and situate in Lot 4 of said Section 10 conveyed to the State of Oregon, State Game Commission, and the easements appurtenant thereto, more particularly described in said conveyance, said excepted parcel of land being described as follows: Commencing at the Northeasterly corner of said Section 10 and running West along the Section line 5,144.2 feet; thence, South 256.0 feet to the true point of beginning of said excepted parcel, which is a point on the Westerly bank of a toe-drain along the Westerly side of said Section 10; thence South 317.0 feet; thence, West 145.0 feet, more or less to a point in the section line marking the Westerly boundary of said Section 10; thence, North along said section line 250.0 feet; more or less, to a point in the left or Easterly bank of WOOD RIVER; thence, following upstream along said left bank to a point West of said true point of beginning; thence East 31.0 feet, more or less, to the said true point of beginning.

B. The N 1/2, the N 1/2 S 1/2, and Lot 2 of Section 11.

C. The NW 1/4, except that portion conveyed to the State of Oregon by deed recorded in Volume 99, page 513, Deed Records of Klamath County, Oregon; the N 1/2 SW 1/4, the N 1/2 NW 1/4 SE 1/4, and that portion of the S 1/2 NW 1/4 SE 1/4, lying Westerly of CROOKED CREEK of Section 12, except that portion conveyed to the State of Oregon by deeds recorded in Volume 76, page 390, Volume 120, page 101 and Volume 120, page 149, Deed Records of Klamath County, Oregon.

PARCEL 3:

A strip of land 60.0 feet in width over and across the W 1/2 SE 1/4 of Section 3, Township 34 South, Range 7 1/2 East of the Willamette Meridian, East of Wood River in Klamath County, Oregon being 30.0 feet in width on either side of the following described center-line:

Beginning at a point in the Northerly right-of-way fence at the county road as the same is presently located and constructed, said point being 30.0 feet Easterly of an existing North-South fence from which

the Southeast corner of Section 3, Township 34 South, Range 7 1/2 East of the Willamette Meridian bears South $89^{\circ}19' \frac{1}{2}"$ East a distance of 2614.1 feet distant; thence North $0^{\circ}02' \frac{1}{2}"$ East a distance of 2584.8 feet more or less to the East-West center-line of said section being 30.0 feet East of an existing North-South fence as the same is presently located and constructed.