

MTC-9920-L

TK

97575

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KNOW ALL MEN BY THESE PRESENTS, That I, Karen L. Phillips

have made, constituted and appointed, and by these presents do hereby make, constitute and appoint R. Wayne Phillips my true and lawful attorney for me and in my name, place and stead, and for my use and benefit to sell and convey to any party or parties at such price or prices and upon such terms as to him shall seem meet, all or any portion of the following described real property situate, lying and being in the county of Klamath in the state of Oregon and more particularly described, as follows, to-wit:

Lot 12, Block 7, Fairview Addition No. 2 to the City of Klamath Falls according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

More commonly known as 1545 Lakeview Ave., Klamath Falls, Oregon.

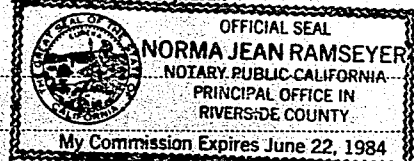
with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

In construing this instrument and where the context so requires, the singular includes the plural.

Dated March 21, 1981

Karen Phillips



CALIFORNIA  
STATE OF OREGON, County of Riverside ) ss.

Personally appeared the above named \*\*\*Karen Phillips\*\*\*

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Norma Jean Ramsey  
Notary Public for Oregon. My Commission expires 6-22-84  
California

(OFFICIAL SEAL)

**POWER OF ATTORNEY**

Karen L. Phillips

TO

R. Wayne Phillips

AFTER RECORDING RETURN TO

R. Wayne Phillips

1545 Lakeview Ave.

Klamath Falls, OR. 97601

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 25th day of March, 1981, at 2:44 o'clock P.M., and recorded in book/reel/volume No. M81 on page 5362 or as document/tee/tile/instrument/microfilm No. 97575, Record of Power of Atty. of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

NAME

TITLE

By Debra A. Ramsey Deputy

Fee \$3.50