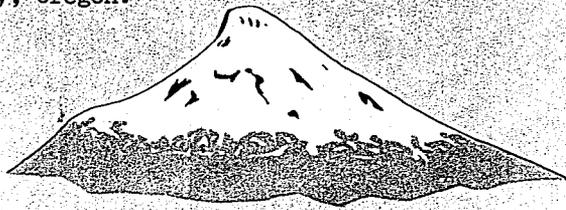


KNOW ALL MEN BY THESE PRESENTS, That

DON E. BAILEY

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BOB DECOLA, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The SW 1/4, SW 1/4, SE 1/4 of Section 35, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.



MOUNTAIN TITLE COMPANY

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except all those of record and those apparent upon the land, if any, as of the date of this deed

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 6,500.00

The grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except all those of record and those apparent upon the land, if any, as of the date of this deed

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 23rd day of February, 19 87; 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.

Don E. Bailey
DON E. BAILEY

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath, February 23, 19 87

Personally appeared the above named DON E. BAILEY and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Kristi L. Redd, Notary Public for Oregon, My commission expires: 11/16/87

(OFFICIAL SEAL)

STATE OF OREGON, County of Klamath, 19 87. Personally appeared and who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: Notary Public for Oregon, My commission expires:

(OFFICIAL SEAL)

Don E. Bailey, 5727 Washburn Way, Klamath Falls, OR 97603

Bob Decola, 2130 S. Broden Apt. C, Anaheim, CA 92802

After recording return to: SAME AS GRANTEE

NAME: ADDRESS, ZIP

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

NAME: ADDRESS, ZIP

STATE OF OREGON, County of Klamath

I certify that the within instrument was received for record on the 23rd day of February, 19 87, at 1:20 o'clock P.M., and recorded in book M87 on page 2851 or as file/reel number 71648

SPACE RESERVED FOR RECORDER'S USE

Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk, Recording Officer, By Ann Smith, Deputy

Fee: \$10.00