

BARGAIN AND SALE DEED

I, RUBY R. PARSONS, Grantor, do grant, release, sell and transfer to RUBY R. PARSONS, Trustee of the RUBY R. PARSONS LIVING TRUST u.d.d. January 29, 1991, all right title and interest in and to the real property located in Klamath County, Oregon, described as follows:

(SEE ATTACHED LEGAL DESCRIPTIONS)

The true consideration for this conveyance is valuable, but not expressed in dollars; the conveyance is made to organize the estate of RUBY R. PARSONS for improved administration of the assets while alive and competent, and ease of transition thereafter.

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 PERSONS ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USE.

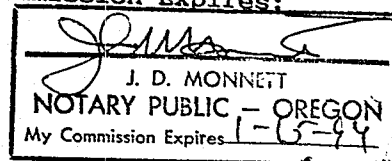
Until a change is requested, all tax statements shall be sent to the following address: Mrs. Ruby R. Parsons, 3645 LaVerne Avenue, Klamath Falls, Oregon 97603.

Ruby R. Parsons
RUBY R. PARSONS

STATE OF OREGON)
) ss.
County of Klamath)

On January 29, 1991, personally appeared RUBY R. PARSONS who, being duly sworn, acknowledged the foregoing instrument to be her voluntary act and deed. Before me signed:

Notary Public for Oregon
My Commission Expires:



LEGAL DESCRIPTIONSPARCEL 1

Lot 53, PLEASANT HOME TRACTS, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Conditions, restrictions as shown on the recorded plat.
2. Regulations, including levies, liens, assessments, rights of way and easements of Enterprise Irrigation District and of South Suburban Sanitary District.
3. Conditions and restrictions in Deed recorded in Book 145 at page 429.

PARCEL 2

The East 50 feet of Lot 10, Block 8, ALTAMONT ACRES, County of Klamath, State of Oregon.

SAVING AND EXCEPTING any portion lying within the right of way of Laverne Avenue.

PARCEL 3

Lot 10 in Block 6 of FIRST ADDITION TO KELENE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Rules, regulations and statutory powers of Klamath Irrigation District.
2. Rules, regulations and statutory powers of South Suburban Sanitary District.
3. Building Set-back line 20 feet from street as shown on dedicated plat.
4. Public utilities easement along rear 8 feet as shown on dedicated plat.
5. Reservations as contained in plat dedication.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Volney F. Morin, Jr. the 7th day of Feb. A.D., 19 91 at 11:27 o'clock A.M., and duly recorded in Vol. M91 of Deeds on Page 2335.

FEE \$33.00

Evelyn Biehn, County Clerk

By Dorlene Mullendore

Return: Ruby R. Parsons
3645 Laverne, Klamath Falls, Or. 97603