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26823

40536

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, Joe L. Keller
have made, constituted and appointed, and by these presents
do hereby make, constitute and appoint Rosie H. Keller
my true and lawful attorney for me and in my name, place and stead, and for my
use and benefit to: Execute any and all documents necessary to sell and
convey, mortgage and hypothecate, including but not limited to deeds,
contracts, earnest money agreements, escrow instructions, miscellaneous lender
originated documents, and to receive and to disburse any and all funds.

CONCERNING the following described property:

3609 A & B AND 3611 LaJolla also known as: DK

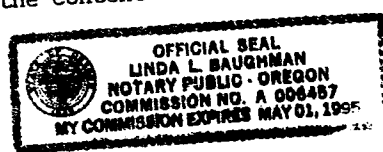
SEE ATTACHED LEGAL DESCRIPTION

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 1-21, 19 92.



[Signature]

STATE OF OREGON, County of Klamath) ss. January 21, 19 92.
Personally appeared the above named Joe L. Keller
and acknowledged the foregoing instrument to be his
voluntary act and deed.

Before me: Linda L. Baughman
(Official Seal) Notary Public for Oregon. My commission expires 5-1-95

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POWER OF ATTORNEY

Joe L. Keller

to

Rosie A. Keller

=====

STATE OF OREGON, }
County of _____ } ss

I certify that the within instrument
was received for record on the _____ day
of _____, 19____, at _____
o'clock _____ M, and recorded in book/reel
/volume No. _____ on page _____ or as
fee/file/instrument/microfilm/reception
No. _____. Record of Mortgages of said
County.

Witness by my hand and seal of County affixed

AFTER RECORDING RETURN TO:

Rosie A. Keller
6412 Harlan Dr.
Klamath Falls, OR 97603
NAME, ADDRESS, ZIP

NAME TITLE
By _____ Deputy

Parcel 2 of Minor Land Partition 33-91, as filed in the office of the County Clerk of Klamath County, Oregon, being a portion of Lots 19 and 20, Block 10 of TRACT 1108, SEVENTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 3rd day
of Feb. A.D., 19 92 at 10:16 o'clock A.M., and duly recorded in Vol. M92,
of Deeds on Page 2203.

Evelyn Biehn - County Clerk

FEE \$13.00

By Daniel Mulindore