

WARRANTY DEED

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67642

KNOW ALL MEN BY THESE PRESENTS, That

LOUIS I BERNHARDT and ANGELA J BARNHARDT, husband and wife,
 hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by
LARRY FLANARY
 hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee
 and grantee's heirs, successors and assigns, that certain real property, with the
 tenements, hereditaments and appurtenances thereunto belonging or in any appertaining,
 situated in Lane County, State of Oregon, described as follows,
 to-wit:

East 1/2 of the West 1/2 of the South 1/2 of the Northwest 1/4 of the Northeast 1/4
 of Section 4, Township 25 South, Range 8 East of the Willamette Meridian, in
 the County of Klamath, State of Oregon

** and the 1993-94 taxes now a lien but not yet payable, which tax Grantee herein named
 assumes and agrees to pay

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

And grantor hereby covenants to and with 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 conditions, restrictions, reservations,
 easements and covenants of record ** and that grantor will warrant and forever defend
 the 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 \$ 8,000.00.

However, the actual consideration consists of or includes other property or value given
 or promised which is the whole consideration.

In construing this deed, where the context so requires, the singular includes the
 plural and all grammatical changes shall be made so that this deed apply equally to
 corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 2nd day of
September, 1993; if a corporate grantor, it has caused its name to be
 signed and its seal, if any, affixed by an officer or other person duly authorized to do
 so by order of its board of directors.

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.

Louis I Bernhardt
 LOUIS I BERNHARDT

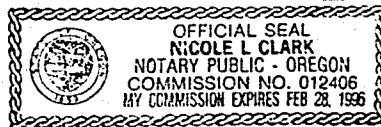
Angela J Bernhardt
 ANGELA J BERNHARDT

STATE OF OREGON, County of Lane) ss.

This instrument was acknowledged before me on Sept 2, 1993
 by LOUIS, I BERNHARDT ANGELA J BERNHARDT

Nicole J Clark
 Notary Public for Oregon

My commission expires 2/28/96



LOUIS I BERNHARDT ANGELA J BERNHARDT
 P. O. Box 591
 Florence, Or 97439
 Grantor's Name and Address
 LARRY FLANARY

Grantee's Name and Address

After recording return to:
 Valley West Escrow
 P. O. Box 1055
 Springfield, OR 97478

Forward all tax statements to:
 LARRY FLANARY

2440 Harvest Lane
Springfield OR 97477

STATE OF OREGON, ss.
 County of Klamath

Filed for record at request of:

Aspen Title co

on this 7th day of Sept. A.D., 19 93
 at 3:48 o'clock P.M. and duly recorded
 in Vol. M93 of Deeds Page 22804

Evelyn Biehn County Clerk
 By Deanne M. Henderson Deputy.

Fee, \$30.00