

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That FLORENCE R. OPPELT, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto FLORENCE R. OPPELT, TRUSTEE OF THE FLORENCE R. OPPELT REVOCABLE LIVING TRUST, dated November 18, 1993, hereinafter called Grantee, and unto Grantee's successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

An undivided one-half interest in the property described as Lot 1, Block 13, First Addition to the City of Klamath Falls, and the Northerly 10 feet of Lot 2, Block 13, First Addition to the City of Klamath Falls.

To Have and to Hold the same unto the said Grantee and Grantee's successors and assigns forever.

The true and actual consideration paid for this transfer is creation of trust.

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.

In Witness Whereof, the Grantor has executed this instrument this 18th day of November, 1993; if a corporate Grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

Florence R. Oppelt
Florence R. Oppelt

STATE OF OREGON)
) SS
County of Klamath)

This instrument was acknowledged before me on November 18, 1993, by Florence R. Oppelt.

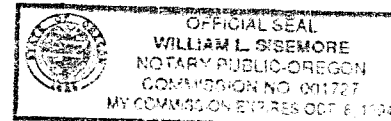
William L. Sisemore
Notary Public for Oregon
My Commission Expires: 08/22/97
or 8/19/94

After recording, return to:

WILLIAM L. SISEMORE
Attorney at Law
540 Main Street
Klamath Falls, OR 97601

Until a change is requested,
mail tax stmts to:

William S. Oppelt
P.O. Box 3216
Harbor Oregon 97415



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of William L. Sisemore the 19th day
of November A.D., 19 93 at 2:14 o'clock P. M., and duly recorded in Vol. M93
of Deeds on Page 30706

FEE \$30.00

Evelyn Biehn County Clerk
By Annelle Mueller