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BARGAIN AND SALE DEED

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GRANTOR'S NAME AND ADDRESS: Katherine A. Batsell, 10403 Wildwood Lane, Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS: Bankruptcy Estate of Richard R. Batsell and Katherine Batsell, c/o Eric R. -T. Roost, Trustee, 1280 Pearl Street, Eugene, OR 97401

TRUE CONSIDERATION: None

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS: Eric R.-T. Roost, Trustee, Bankruptcy Estate of Richard R. Batsell and Katherine Batsell, 1280 Pearl St., Eugene, OR 97401

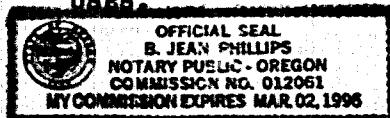
AFTER RECORDING RETURN TO: Eric R.-T. Roost, Roost & Daugirda, 1280 Pearl St., Eugene, OR 97401

Katherine A. Batsell, Grantor, conveys to bankruptcy estate of Richard R. Batsell and Katherine Batsell, bankruptcy case no. 692-60590-R07, Grantee, the following described real property situated in Klamath County, Oregon, to-wit:

That portion of the E 1/2 NW 1/4 of Section 19, Township 40 South, Range 10 E. W. M., lying Northerly and Easterly of the Klamath Irrigation District "C" Canal.

The true consideration for this conveyance is \$0.

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.



Katherine A. Batsell
Katherine A. Batsell, Grantor

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above named Katherine Batsell, and acknowledged the foregoing instrument to be her voluntary act and deed. Before me on this 31st day of March, 1994.

Eric T. Roost, Trustee
1280 Pearl St
Eugene, Oregon 97401

B. Jean Phillips
Notary Public for Oregon
My Commission Expires: 3-2-96

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 2nd day of June A.D., 19 94 at 11:27 o'clock A M., and duly recorded in Vol. M94 of Deeds on Page 17400.

FEE \$30.00

Evelyn Biehn - County Clerk

By *Daniel M. Phillips*