

AFTER RECORDING, RETURN TO AND SEND TAX STATEMENTS TO:

William E. Matthews and Robert Matthews, Trustees  
 1832 Earle Street  
 Klamath Falls, OR 97601

## BARGAIN AND SALE DEED

FIRST INTERSTATE BANK OF OREGON, N.A., Initial Trustee under the Trust Agreement dated February 6, 1992, wherein G. ELLIS MATTHEWS is Trustor, Grantor, convey to WILLIAM E. MATTHEWS and ROBERT MATTHEWS, as Successor Trustees under said Trust Agreement, their successors in trust, Grantees, the following real property, to-wit:

Lot six (6) in Block Twenty-six (26) of HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon, according to the plat thereof on file in the office of the Clerk of Klamath County, Oregon, together with an easement for sewer across Lot 7 of said Block as shown by Deed recorded in Book 91 at Page 171 of the Deed Records for Klamath County, Oregon.

This deed is made for estate planning purposes and no consideration stated in dollars has been paid heretofore.

SUBJECT TO THE FOLLOWING LAW:

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

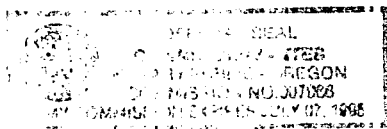
FIRST INTERSTATE BANK OF OREGON, N.A., Trustee

By: Mark H. Greuling  
 Its Authorized Officer Vice President

By: Charles Rearrick  
 Its Authorized Officer Investment Officer

STATE OF OREGON, County of Multnomah) ss.

This instrument was acknowledged before me on December 29, 1994, by Mark H. Greuling and Charles Rearrick, in their capacity as the Vice President and Investment Officer, respectively, of First Interstate Bank of Oregon, N.A.



Connie Carroll  
 Notary Public for Oregon  
 My Commission Expires: 7-7-98

STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of First Interstate the 4th day of Jan, A.D., 19 95 at 11:21 o'clock A.M., and duly recorded in Vol. M95 of Deeds on Page 175.

FEE \$30.00

Bernatha G. Letsch - County Clerk

By Doraine Mullen