

KNOW ALL MEN

BY THESE PRESENTS, That

WARRANT DEED

KENT PEDERSON AND PHIL DODDRIDGE dba
D & P PROPERTIES

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PATRICIA KINARD, DEBORAH FERREIRA, and RICHARD BACUS, AS TENANTS IN COMMON, EACH TO AN *** , hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances therunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The W1/2 of the W1/2 of Government Lot 17, in Section 3, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

*** UNDIVIDED 1/3 INTEREST

MOUNTAIN TITLE COMPANY

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as the date of this deed. and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 23,000.00

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals. In Witness Whereof, the grantor has executed this instrument this 6th day of January, 1995; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,
County of Klamath

January 6, 1995 ss.

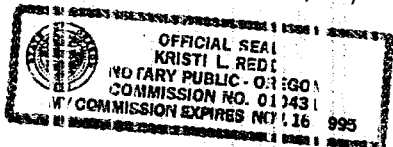
Personally appeared the above named
KENT PEDERSON AND PHIL DODDRIDGE
dba D & P PROPERTIESand acknowledged the foregoing instrument
to be their voluntary act and deed.

Before me:

Kristi L. Redd

Notary Public for Oregon

My commission expires: 11/16/95



D & P PROPERTIES

GRANTOR'S NAME AND ADDRESS

PATRICIA KINARD, DEBORAH FERREIRA & RICHARD BACUS
1166 Branstetter Ave.
Dayton, NV 89403

GRANTEE'S NAME AND ADDRESS

PATRICIA KINARD, DEBORAH FERREIRA & RICHARD BACUS
816 Branstetter Ave.
Dayton, NV 89403

NAME, ADDRESS, ZIP

PATRICIA KINARD, DEBORAH FERREIRA & RICHARD BACUS
816 Branstetter Ave.
Dayton, NV 89403

NAME, ADDRESS, ZIP

D&P PROPERTIES

(X) Kent Pederson
KENT PEDERSON, OWNER

(X) Phil Doddridge
PHIL DODDRIDGE, OWNER

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me this _____, 19____, by _____,

president, and by _____,

secretary of _____,

_____, a _____ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: _____

(SEAL)

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 6th day of January, 1995, at 2:38 o'clock P. M., and recorded in book M95 on page 442 or as file/reel number 93323

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch County Clerk

By Pauline Maulens Deputy Recording Officer

Fees: \$30.00

MOUNTAIN TITLE COMPANY

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