


**Aspen**

TITLE &amp; ESCROW, INC.

ASPEN TITLE ESCROW NO. 01043698

## WARRANTY DEED

 AFTER RECORDING RETURN TO:  
 Capitol Industries, Inc.

5150 MAR ANNE AVE  
Suite 213-213 Bend NV. 89523

 UNTIL A CHANGE IS REQUESTED ALL TAX  
 STATEMENTS TO THE FOLLOWING ADDRESS:  
 SAME AS ABOVE

 WILLIAM THOMAS PARKS and SANDRA KAY PARKS, hereinafter called  
 GRANTOR(S), convey(s) to CAPITOL INDUSTRIES, INC., a Nevada  
 Corporation, hereinafter called GRANTEE(S), all that real  
 property situated in the County of Klamath, State of Oregon,  
 described as:

 SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY  
 THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH  
 HEREIN.....

 "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 30.390."

 And covenant(s) that grantor is the owner of the above described  
 property free of all encumbrances except covenants, conditions,  
 restrictions, reservations, rights, rights of way and easements  
 of record, if any, and apparent upon the land, contracts and/or  
 liens for irrigation and/or drainage, and will warrant and  
 defend the same against all persons who may lawfully claim the  
 same, except as shown above.

 The true and actual consideration for this transfer is  
 \$45,625.06.

 In construing this deed and where the context so requires, the  
 singular includes the plural.

 IN WITNESS WHEREOF, the grantor has executed this instrument  
 this 25th day of October, 1995.

William Thomas Parks  
 WILLIAM THOMAS PARKS

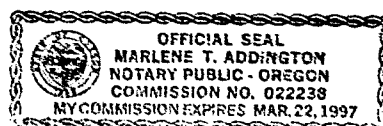
Sandra Kay Parks  
 SANDRA KAY PARKS

STATE OF OREGON, County of Klamath)ss.

 On October 27, 1995, WILLIAM THOMAS PARKS and SANDRA KAY  
 PARKS personally appeared before me,

X whose identity I proved on the basis of \_\_\_\_\_

 to be the signer of the above document, and he/she acknowledged  
 that he/she signed it.

Marlene T. Addington  
 Notary Public for OREGON  
 My Commission Expires: 3-22-97


## PARCEL 1:

Lot 19, Block 3, SHADOW HILLS NO. 1, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM the Northerly 44.1 feet thereof.

## PARCEL 2:

The Southerly 40.9 feet of Lot 18 and the Northerly 32 feet of Lot 19, Block 3, SHADOW HILLS NO. 1, in the County of Klamath, State of Oregon.

ALSO a portion of Lot 19, Block 3, SHADOW HILLS NO. 1, in the County of Klamath, State of Oregon, being that portion 12.1 feet in width parallel to but 32.00 feet Southerly of the Northerly line of said Lot 19.

CODE 63 MAP 3809-35CB TL 2200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 27th day  
of October A.D., 19 95 at 3:49 o'clock P M., and duly recorded in Vol. M95  
of Deeds on Page 29499.

FEE \$35.00

Bernetha G. Letsch, County Clerk  
By Annette Mueller