

RETURN TO:
Brandsness, Brandsness
& Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

TAX STATEMENTS TO:
Willard F. and Phyllis
L. Robinson
3865 Denver Avenue
Klamath Falls, OR 97603

CLERK'S STAMP:

--BARGAIN AND SALE DEED--

Willard F. Robinson and Phyllis L. Robinson, Trustees of the Willard F. and Phyllis L. Robinson 1994 Living Trust, Grantors, convey to Willard F. Robinson and Phyllis L. Robinson, husband and wife, as tenants by the entirety, Grantees, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

A portion of the tract of land described in Book 346 at page 568, Deed Records of Klamath County, Oregon, more particularly described as follows:

BEGINNING at a 5/8" iron rod, on the South line of the above described tract of land and also being on the Northerly right of way line of Denver Avenue, from which the Southeast corner of the Northeast 1/4 of the Northeast 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian bears North 71° 09' 53" East 912.80 feet; thence South 89° 41' 13" West 110.02 feet, along the Northerly right of way line of said Denver Avenue, to a 5/8" iron rod; thence North 00° 48' 47" West, 121.93 feet, leaving said Northerly right of way line, to a 5/8" iron rod; thence North 89° 41' 13" East, 110.02 feet to a 5/8" iron rod; thence South 00° 48' 47" East, 121.93 feet to the point of beginning.

The true and actual consideration for this transfer is estate planning.

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 THE 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.

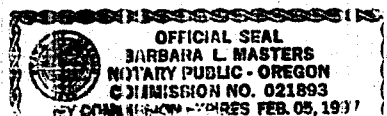
DATED this 1st day of July, 1996.

Willard F. Robinson
Willard F. Robinson, Trustee of the
Willard F. and Phyllis L. Robinson
1994 Living Trust

Phyllis L. Robinson
Phyllis L. Robinson, Trustee of the
Willard F. and Phyllis L. Robinson
1994 Living Trust

STATE OF OREGON)
) ss. July 1, 1996
County of Klamath)

Personally appeared Willard F. Robinson and Phyllis L. Robinson and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:



Barbara L. Masters
Notary Public for Oregon
My Commission expires: 5-5-97

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Brandsness & Brandsness the 8th day
of July A.D., 1996 at 2:45 o'clock P. M., and duly recorded in Vol. M96,
of Deeds on Page 20166

FEE \$30.00

Bernetha G. Letsch, County Clerk
By Bernetha G. Letsch