

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, _____

JAMES RADION YACUK

have made, constituted and appointed and by these presents do make, constitute and appoint L.A. SWETLAND my true and lawful attorney, for me and in my name, place and stead and for my use and benefit, to: Execute any and all documents necessary to sell and convey, mortgage, hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

Parcel 2 of Land Partition 11-95 situated in the SW $\frac{1}{4}$ SE $\frac{1}{4}$ and the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with our without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done, as fully, to all intents and purposes as I might or could do if personally present, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue hereof.

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

Dated July 8, 19 96.

James Radion Yacuk
JAMES RADION YACUK

STATE OF OREGON, County of Klamath) ss. July 8, 19 96.
Personally appeared the above named JAMES RADION YACUK

and acknowledged the foregoing instrument to be his voluntary act and deed.



Before Me:

Kristi L. Redd
NOTARY PUBLIC FOR OREGON
My Commission Expires: 11/16/99

POWER OF ATTORNEY

JAMES RADION YACUK

to

L.A. SWETLAND

STATE OF OREGON)

County of Klamath) ss.

I certify that the within instrument was received for record on the 12th day of July, 19 98, at 3:58 o'clock p.m., and recorded in book/reel /volume No. M96 on page 20826 or as fee/file/instrument/microfilm/reception No. 21294, Record of Mortgages of said County. Deeds

Witness by my hand and seal of County affixed

AFTER RECORDING RETURN TO:

L.A. SWETLAND

Name 1361 Wild Plum Court
Klamath Falls, OR 97601

Bernetha G. Letsch, County Clerk
Name Title

By Kathleen Ross Deputy