

LEANNE E. RANDALL and LEO E. PLUMLEY and LINDA M. PLUMLEY, with the rights of survivorship,  
Grantor(s) hereby grant, bargain, sell and convey to:  
JAY SIMON SCHARF and VICTORIA WOO, husband and wife  
Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLANATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE  
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:  
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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.

The true and actual consideration for this conveyance is pursuant to an IRC 1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 87-3199 "K" Street, Captain Cook, HI 96704

Dated this 14th day of January, 19 97

Leanne E. Randall  
Leanne E. Randall

Leo E. Plumley  
Leo E. Plumley

Linda M. Plumley  
Linda M. Plumley

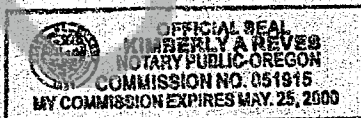
STATE OF Oregon SS. January 14 19 97

COUNTY OF Klamath

Personally appeared the above named Leanne E. Randall and Leo E.

Plumley and Linda M. Plumley

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Kimberly A. Reeves

Notary Public for Oregon

My commission expires 5/25/2000

(seal)

ESCROW NO. MT40319-MS

Return to:  
Jay Simon Scharf

87-3199 "K" Street

Captain Cook, HI 96704

97 JAN 16 P3:37



# EXHIBIT "A" LEGAL DESCRIPTION

The Southeasterly one-half of Lot 6, Block 7, EWAUNA HEIGHTS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, as follows:

Beginning on the Northeasterly line of Third Street 55 feet from the most Westerly corner of said Lot 6; thence running Northeasterly at right angles to Third Street 53 feet to the Northeasterly line of Lot 6; thence Southeasterly 55 feet to the most Easterly corner of Lot 6; thence Southwesterly 53 feet to the most Southerly corner of Lot 6; thence Northwesterly on the Northeasterly line of Third Street 55 feet to the point of beginning.

STATE OF OREGON : COUNTY OF KLAMATH: ss. the 16th day  
Filed for record at request of Ameri title P. M., and duly recorded in Vol. 197  
of January A.D., 19 97 at 3:37 o'clock on Page 1479  
of Deeds by Bernetha G. Letsch, County Clerk  
FEE \$35.00