

EAST CASCADE PROPERTIES, INC., an Oregon Corporation,
Grantor(s) hereby grant, bargain, sell and convey to:
STEVE MC LAUGHLIN and SAHRON MC LAUGHLIN, 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 KLAMATH and State of Oregon, to wit:

Parcel 2 of Land Partition 34-94, being situated in the SW1/4 of the
SW1/4 of Section 5, Township 39 South, Range 9 East of the Willamette
Meridian, Klamath County, Oregon.

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 \$ 30,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5010 BRYANT, KLAMATH FALLS, OR 97603

Dated this 27th day of January, 1997.

EAST CASCADE PROPERTIES, INC.

BY: Duane W. Smith PRESIDENT
DUANE W. SMITH

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on January 27, 1997

by DUANE W. SMITH

as PRESIDENT

of EAST CASCADE PROPERTIES, INC.

Kristi L. Redd
Notary Public of Oregon

My commission expires 11/16/99

ESCROW NO. MT40159-KA

Return to:

STEVE MC LAUGHLIN
5010 BRYANT
KLAMATH FALLS, OR 97603



STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 3rd day
of February A.D., 19 97 at 11:52 o'clock A.M., and duly recorded in Vol. M97
of Deeds on Page 3213

FEE \$30.00

Bernetha G. Letsch, County Clerk
by Kathleen Rosa

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