

97 MAY 27 P2:05

RECORDING REQUESTED BY

Katherine Ohlandt
Dickinson, Peatman & Fogarty
809 Coombs Street
Napa, CA 94559

RETURN TO and MAIL TAX
STATEMENTS TO:

Lesley P. Berglund
2501 Oak Street
Napa, CA 94559

The undersigned Grantor(s) declare(s):
Documentary transfer tax is \$-0-
There is no consideration for this transfer.

GRANT DEED

BARBARA L. BERGLUND executed a Declaration of Trust on April 17, 1992, as trustor and trustee. BARBARA L. BERGLUND died on February 12, 1996 and, as a result of her death, LESLEY P. BERGLUND and GREGORY R. BERGLUND, are now serving as successor co-trustees under the Declaration of Trust dated April 17, 1992.

LESLEY P. BERGLUND and GREGORY R. BERGLUND, as successor co-trustees under the Declaration of Trust dated April 17, 1992, hereby grant all of the trust's right, title and interest (being an undivided one-third (1/3rd) interest) in and to that certain parcel of real property located in the County of Klamath, State of Oregon and described in Exhibit "A", attached hereto and made a part hereof, as follows:

An undivided one-sixth (1/6th) interest (being an undivided one-half (1/2) of the trust's one-third (1/3) interest) to LESLEY P. BERGLUND, as her sole and separate property; and

An undivided one-sixth (1/6th) interest (being an undivided one-half (1/2) of the trust's one-third (1/3) interest) to GREGORY R. BERGLUND, a married man as his sole and separate property.

The true consideration for this conveyance is other than money.

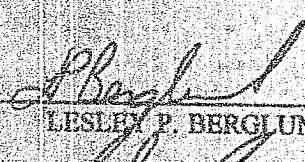
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON

OK
45-

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.

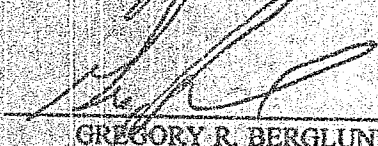
APN: 36-07B-3300-300

Dated: 5/19/97



LESLEY P. BERGLUND

Dated: 5/17/97



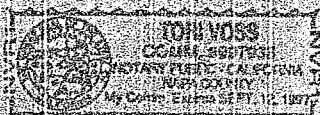
GREGORY R. BERGLUND

Successor Co-Trustees under
Declaration of Trust dated 4/17/92

STATE OF CALIFORNIA)
) ss.
 COUNTY OF NAPA)

On May 19, 1997, before me, Tori Voss, a Notary Public in and for the State of California, personally appeared LESLEY P. BERGLUND, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

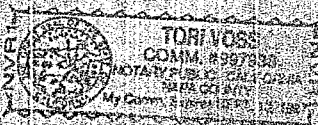


Tori Voss
 Notary's Signature

STATE OF CALIFORNIA)
) ss.
 COUNTY OF NAPA)

On May 19, 1997, before me, Tori Voss, a Notary Public in and for the State of California, personally appeared GREGORY R. BERGLUND, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



Tori Voss
 Notary's Signature

EXHIBIT "A"

A portion of Lots 1 and 2, Section 33, Township 36 South, Range 7 East of the Willamette Meridian, West of Klamath Lake, Klamath County, Oregon, described as follows:

Beginning at an iron pipe in Lot 2 from which the East quarter corner of Section 33 Twp. 36 S., R. 7, E.W.M., West of Klamath Lake, bears South 23° 51' East 1190.3 feet distant; thence North 33° 09' 10" West 500 feet; thence South 56° 50' 50" West 435.6 feet; thence South 33° 09' 10" East 500 feet; thence North 56° 50' 50" East 435.6 feet, more or less, to the point of beginning, containing 5 acres, more or less.

ALONG WITH a non-exclusive easement for ingress and egress over and across the existing road running from the above described tract of land to its intersection with the Lake of the Woods Highway and lying within the following described tract of land: Lot 2, Section 33, SW¼ NW¼, Lot 1, and E¼ SW¼ Section 34, all in Twp. 36 S., R. 7 E.W.M., and NW¼ NW ¼, Section 3 and Lots 5, 6, and 7 Section 4 in Twp. 37 S., R. 7 E.W.M.

APN: 36-07B-3300-300

STATE OF OREGON, COUNTY OF KLAMATH:

Filed for record at request of Katherine Ohlandt the 27th day
of May A.D. 19 97 at 2:15 o'clock P.M., and duly recorded in Vol. 897
of Deeds on Page 16032.

FEE \$45.00

By Bernetha G. Letsch, County Clerk
Kathleen Koss