

TRUSTEES OF THE SAMUEL GUARRERA AND DONNA L. GUARRERA FAMILY TRUST DATED OCTOBER 29, 1993,

Grantor(s) hereby grant, bargain, sell and convey to:
ROBERT BAUMGART,

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:

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 \$ 20,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3824 Crest Street Klamath Falls OR 97603

Dated this 24th day of September, 1997.

SAMUEL & DONNA L. GUARRERA FAMILY TRUST

BY Samuel Guarrera Trustee TRUSTEE
SAMUEL GUARRERA

BY: Donna L. Guarrera Trustee TRUSTEE
DONNA L. GUARRERA

STATE OF Oregon, County of Lincoln) ss.

This instrument was acknowledged before me on September 24, 1997

by Samuel Guarrera and Donna L. Guarrera

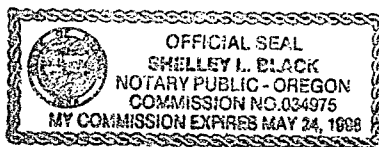
as Trustees

of The Samuel Guarrera and Donna L. Guarrera Family Trust dated October 29, 1993

Notary Public of Oregon

My commission expires 5-24-98

ESCROW NO. MT42605-MG



Return to:

ROBERT BAUMGART
3824 Crest Street
Klamath Falls OR 97603

EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at the Southeast corner of Block 64, the same being also the Southeast corner of Lot 1, Block 64, NICHOLS ADDITION TO LINKVILLE, (now City of Klamath Falls), Oregon; thence in a Northwesterly direction along the Westerly line of Eighth Street a distance of 65 feet; thence at right angles in a Southwesterly direction parallel with Lincoln Street a distance of 65 feet more or less to the Southwesterly line of said Lot 1; thence at right angles in a Southeasterly direction following the Southwesterly line of Lot 1 for a distance of 65 feet to the Northwesterly line of said Lincoln Street; thence in a Northeasterly direction along the said Lincoln Street a distance of 65 feet to the place of beginning, being the Southeasterly 65 feet square of said Lot 1 in said Block 64 of said Addition, in the County of Klamath, State of Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 26th day
of Sept. A.D., 19 97 at 11:41 o'clock A. M., and duly recorded in Vol. M97
of Deeds on Page 31473.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Rose