



WARRANTY DEED

ASPEN ESCROW NO. 05046699

AFTER RECORDING RETURN TO:
WILLIAM THOMAS LUX
4741 LA VERNE AVENUE
KLAMATH FALLS, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

MICHAEL L. ADAMS and LISA L. ADAMS, husband and wife,
hereinafter called GRANTOR(S), convey(s) to WILLIAM THOMAS LUX,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN

"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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land.

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$164,500.00. "WHICH IS PAID BY AN ACCOMMODATOR AS PART OF A 1031
DEFERRED EXCHANGE"

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

IN WITNESS WHEREOF, the grantor has executed this instrument
this 17th day of October, 1997.

MICHAEL L. ADAMS

LISA L. ADAMS

STATE OF OREGON)
County of Multnomah)

The foregoing instrument was acknowledged before me this 17th
day of October, 1997, by MICHAEL L. ADAMS AND LISA L. ADAMS.

Before me: Michael L. Adams & Lisa L. Adams
Notary Public for Oregon
My Commission Expires: June 5, 2001

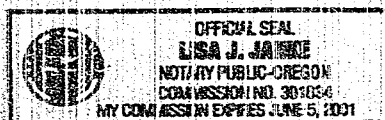


EXHIBIT "A"

That certain property situated in the S 1/2 SW 1/4 of Lot 6, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows and as shown on Property Line Adjustment 9-95:

Commencing at the center quarter corner as per CS No. 471; thence South 00 degrees 10' 37" West 653.16 feet; thence North 89 degrees 32' 23" West 914.77 feet; thence South 17 degrees 24' 31" East 350.98 feet; thence North 89 degrees 36' 37" West 677.96 feet to a point which is the true point of beginning; thence South 24 degrees 06' 06" East 199.66 feet; thence North 89 degrees 36' 20" West 211.55 feet to a point on the Westerly boundary of Lot 6; thence North along said Westerly boundary North 24 degrees 06' 06" West 127.94 feet; thence North 72 degrees 05' 20" East 210.17 feet; thence South 89 degrees 36' 37" East 51.72 feet to the true point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of Aspen Title & Escrow the 20th day
of October A.D., 19 97 at 1:57 o'clock P. M. and duly recorded in Vol. M97
of Dredg on Page 34476

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross