

STATUTORY WARRANTY DEED

ROBERT C. MOLL and MARILYN A. MOLL, Husband and Wife, Grantor, convey and warrant to ROBERT C. MOLL and MARILYN A. MOLL, Co-Trustees, pursuant to the terms of the ROBERT C. MOLL AND MARILYN A. MOLL FAMILY TRUST dated June 13, 1995, Grantee, all their interest (a 37.5% interest) in and to the following described real property in the County of Klaniath and State of Oregon free of liens and encumbrances, except as specifically set forth herein:

SEE EXHIBIT "A" ATTACHED HERETO
AND INCORPORATED IN FULL HEREIN BY THIS REFERENCE

The true consideration for this conveyance is \$NONE. (Transfer is to Grantor's revocable living Trust)

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.

DATED October 22, 1997.

Robert C. Moll
ROBERT C. MOLL

Marilyn A. Moll
MARILYN A. MOLL

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES)

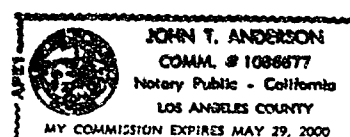
On October 22, 1997, before me the undersigned, a Notary Public in and for said State, personally appeared ROBERT C. MOLL and MARILYN A. MOLL, personally known to me, or proved on the basis of satisfactory evidence, to be the persons whose name are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities and that by their signatures on the instrument the persons or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

John T. Anderson
Notary Public

Recording requested by
and when recorded mail to:
JOHN T. ANDERSON, Esq.
1741 E. Wardlow Road
Long Beach, CA 90807

MAIL TAX STATEMENTS TO:
SAME AS NOW OF RECORD



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EXHIBIT "A"

Lots 10, 11, 12, 13, 14, 15 and 16, Block 5, Third Addition to Altamont Acres, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free and clear of all liens and encumbrances, EXCEPT:

1. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith.
2. Assessments, if any, of the Klamath Irrigation District, subsequent to July 1, 1986.
3. Rules, regulations and assessments of South Suburban Sanitary District, subsequent to July 1, 1986.
4. Reservations and restrictions in deed, recorded December 5, 1938, in Volume 199, page 111, Deed Records of Klamath County, Oregon, as follows:
 "...the right is also reserved by the grantor to construct and maintain ditches, canals and pipe lines, over, under or across land herein described for the purposes of diverting and delivering water for irrigation and domestic use to adjoining property."
5. Mortgage, including the terms and provisions thereof, executed by Gerald A. Schatz and Nettie J. Schatz, husband and wife, to First Federal Savings and Loan Association of Klamath Falls, a Federal Corporation, dated May 23, 1977, recorded May 24, 1977, in Volume M77, page 9006, Mortgage Records of Klamath County, Oregon, to secure the payment of \$175,000.00.
 THE GRANTEES NAMED IN THIS DEED DO HEREBY ASSUME AND AGREE TO PAY THIS INDEBTEDNESS IN ACCORDANCE WITH THE TERMS AND CONDITIONS CONTAINED THEREIN.
6. Assignment of Rentals, including the terms and provisions thereof, given by Gerald A. Schatz and Nettie J. Schatz, husband and wife, and First Federal Savings and Loan Association of Klamath Falls, a Federal Corporation, dated May 23, 1977, recorded May 24, 1977, in Volume M77, page 9008, Mortgage Records of Klamath County, Oregon.
 THE GRANTEES NAMED IN THIS WARRANTY DEED DO HEREBY ASSUME THE OBLIGATION AND ALL LIABILITY OF THIS AGREEMENT ACCORDING TO THE TERMS AND CONDITIONS CONTAINED THEREIN.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of John T. Anderson the 17th day of October A.D., 19 97
 at 3:25 o'clock P.M., and duly recorded in Vol. M97 of Deeds on Page 35306

Bernetha G. Letsch, County Clerk

Fee: \$30.00

By Kathleen Ross