

'97 NOV 25 P3:43



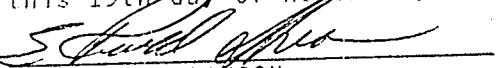
WARRANTY DEED

ASPEN TITLE ESCROW NO. 01046721

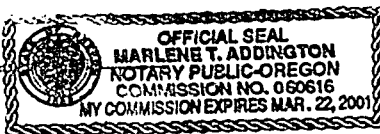
AFTER RECORDING RETURN TO:

JOHN M. ANDERSCH

KIMBERLY A. ANDERSCH

60485 Billadeau Rd.
Bend, OR 97702UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEE. RONALD ISAKSON, hereinafter called GRANTOR(S), convey(s) to
JOHN M. ANDERSCH and KIMBERLY A. ANDERSCH, husband and wife,
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
\$340,000.00 paid to an accommodator pursuant to a 1031 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 19th day of November, 1997.
E. RONALD ISAKSON

STATE OF OREGON, County of Klamath)ss.

On November 24, 1997, personally appeared the above named E.
RONALD ISAKSON and acknowledged the foregoing instrument to be
his voluntary act and deed.Before me: Marlene T. Addington
Notary Public for Oregon
My Commission Expires: March 22, 2001

38678

EXHIBIT "A"

A parcel of land lying in the NE 1/4 SE 1/4 of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 55.03 feet and South 89 degrees 14' West 298 feet from the quarter section corner common to Sections 2 and 3, Township 39 South, Range 9 East of the Willamette Meridian, said point also being 53 feet South of (when measured at right angles to) the relocated center line of the Klamath Falls-Malin Highway; thence continuing South 89 degrees 14' West a distance of 132 feet; thence South 0 degrees 30' 30" East a distance of 137 feet; thence North 89 degrees 58' 30" East a distance of 132 feet; thence North 0 degrees 30' 30" West a distance of 137 feet to the point of beginning.

CODE 41 MAP 3909-3DA TL 500

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 25th day
of November A.D., 19 97 at 3:43 o'clock P.M., and duly recorded in Vol. M97
of Deeds on Page 38677.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross