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49577

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AMERICAN EXCHANGE SERVICES, INC.

100 E. MAIN SUITE A

MEDFORD, OR 97501

Grantor's Name and Address

PATRICK JUHL

PO BOX 5250

KLAMATH FALLS, OR 97601

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

PATRICK JUHL

PO BOX 5250

KLAMATH FALLS, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

PATRICK JUHL

PO BOX 5250

KLAMATH FALLS, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____ } ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By MTC 43248-KR, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that AMERICAN EXCHANGE SERVICES, INC., AN OREGON CORPORATION

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto PATRICK JUHL

hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH COUNTY County, State of Oregon, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A" HERETO AND MADE A PART HEREOF

97 DEC -4 P 3:50

*and cancellation of IRC Section 1031 tax deferred exchange.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 100,000.00* 0/100,000.00 actual consideration consists of or includes other property or value given or promised which is not paid by the grantor and which is not included in which consideration. (The sentence between the symbols 0, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 3rd day of December, 1997; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

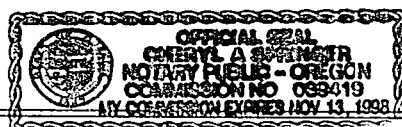
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

American Exchange Services, Inc.

By: Cindi Thacker
Cindi Thacker, Assistant SecretarySTATE OF OREGON, County of Jackson) ss.

This instrument was acknowledged before me on _____, 19____,

by _____

This instrument was acknowledged before me on December 3, 1997,by Cindi Thackeras Assistant Secretaryof American Exchange Services, Inc.

Cheryl A. Springer
Notary Public for Oregon
My commission expires Nov. 13, 1998

EXHIBIT "A"

Lots 5, 6, 7, 14, 15, 16 and 17 in Block 3 of THIRD ADDITION TO ALTAMONT ACRES,
according to the official plat thereof on file in the office of the County Clerk
of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 4th day
of December A.D., 19 97 at 3:50 o'clock P. M., and duly recorded in Vol. M97,
of Deeds on Page 39565.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Rose