

## WARRANTY DEED

THOMAS E. O'HARRA, Grantor, conveys and warrants to THOMAS E. O'HARRA, Trustee of The Thomas E. O'Harra 1997 Revocable Living Trust dated December 18, 1997, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Route 1, Box 237, Bonanza, Oregon, consisting of 80 acres, more or less, and all improvements thereon, situate in Klamath County, State of Oregon, more particularly described as follows:

All that part of the SE $\frac{1}{4}$  SE $\frac{1}{4}$  of Section 36, Township 38 South, Range 11 $\frac{1}{2}$  East of the Willamette Meridian, lying South of the State Highway.

Also the SW $\frac{1}{4}$  SE $\frac{1}{4}$ , and all that part of the NW $\frac{1}{4}$  SE $\frac{1}{4}$  lying South of the State Highway, all in Section 36, Township 38 South, Range 11 $\frac{1}{2}$  East of the Willamette Meridian.

Grantor covenants that Grantor is seized of an indefeasible estate in the real property described above in fee simple, that Grantor has good right to convey the property, that the property is free from encumbrances except as specifically set forth herein, and that Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantor, provided that the foregoing covenants are limited to the extent of coverage available to Grantor under any applicable standard or extended policies of title insurance, it being the intention of the Grantor to preserve any existing title insurance coverage.

The true consideration for this conveyance is \$0.00.

Dated this 2 day of APR. 2, 1998.

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  
USES.

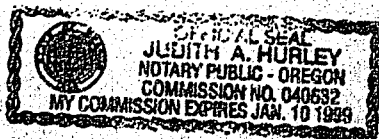
Thomas E. O'Hare  
THOMAS E. O'HARRA

98 APR -2 P3:49

10842

STATE OF OREGON     )  
                                   ) ss.  
 County of Klamath    )

The foregoing instrument was acknowledged before me this 2nd day of April, 1997, by THOMAS E. O'HARRA.



Judith A. Hurley  
 Notary Public for Oregon  
 My Commission Expires: 1-10-99

## GRANTORS' NAME AND ADDRESS.

THOMAS E. O'HARRA  
 25752 Highway 170  
 Bonanza, OR 97623

STATE OF OREGON     )  
                                   ) ss.  
 County of Klamath    )

## GRANTEE'S NAME AND ADDRESS:

THOMAS E. O'HARRA, Trustee of The  
 Thomas E. O'Harra 1997 Revocable  
 Living Trust dated 12/18/97  
 25752 Highway 170  
 Bonanza, OR 97623

I certify that the within instrument  
 was received for record on the  
2nd day of April,  
 1998, at 3:49 o'clock, P.m., and  
 recorded in book/reel/volume No.  
198 on page 10841 or as  
 fee/file/ instrument/microfilm/reception  
 No. 55726, Record of Deeds of said  
 county.

## AFTER RECORDING RETURN TO:

Jerry M. Molatore  
 426 Main Street  
 Klamath Falls, OR 97601

Witness my hand and seal of  
 County affixed.

Bernetha G. Letsch, Co. Clerk  
 Name Title

By Kathleen Rosal  
 Deputy

UNTIL A CHANGE IS REQUESTED,  
 ALL TAX STATEMENTS SHALL BE  
 SENT TO THE FOLLOWING  
 ADDRESS:

THOMAS E. O'HARRA, Trustee of The  
 Thomas E. O'Harra 1997 Revocable  
 Living Trust dated 12/18/97  
 25752 Highway 170  
 Bonanza, OR 97623

Fee: \$35.00