

AFTER RECORDING, RETURN TO:

William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

MAIL TAX STATEMENTS TO:

Keller Construction
6412 Harlan Drive
Klamath Falls OR 97603

DEED OF PERSONAL REPRESENTATIVES

Stephen Joe Keller and Rebecca Ann Hoppe, the duly appointed, qualified, and acting personal representatives of the estate of Joe Leo Keller, aka Joe L. Keller, deceased, pursuant to the Decree of Final Distribution entered in the Estate of Joe Leo Keller, aka Joe L. Keller, Klamath County Circuit Court Case No. 9702858 CV, convey to Stephen J. Keller and Rebecca A. Hoppe, Grantees, as tenants in common, all of the estate's interest in and to the real property situated in Klamath County, Oregon, described as follows:

Parcel No. 1:

Lot 34, less the West 15 feet, of Block 3, 9th Addition to Sunset Village, according to the plat thereof filed in the office of the Clerk of Klamath County, Oregon.

Parcel No. 2:

That certain real property in Klamath County, Oregon more particularly described on Exhibit A attached hereto and incorporated herein by this reference.

Parcel Group No. 3:

Lots 3, 4, 5 and 6 in Block 24; and Lots 3, 4, 5, 6, 7 and 8 in Block 25 of Tract 1194, Tenth Addition to Sunset Village, according to the plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Parcel Group No. 4:

Parcels 1, 2 and 3 of Land Partition 30-96 in the SW ¼ of Section 12, Township 39 South, Range 9, E.W.M., Klamath County, Oregon.

Subject to any easements, liens, encumbrances, all outstanding conveyances, and restrictions of record.

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.

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14121

The true and actual consideration for this conveyance is inheritance.

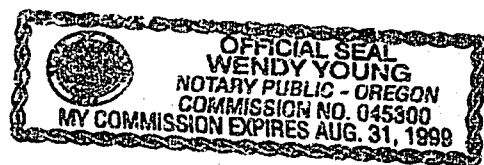
DATED: April 6, 1998.

Stephen J. Keller
Stephen Joe Keller
Personal Representative of the
Estate of Joe Leo Keller, aka Joe L. Keller,
Deceased

Rebecca A. Hoppe
Rebecca Ann Hoppe
Personal Representative of the
Estate of Joe Leo Keller, aka Joe L. Keller,
Deceased

STATE OF OREGON, County of Klamath) ss.

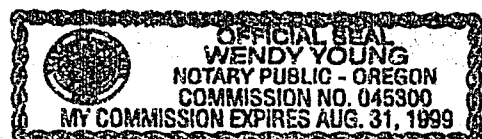
On the 6th day of April, 1998, personally appeared the above named Stephen Joe Keller and acknowledged the above instrument to be his voluntary act and deed as personal representative of the estate of Joe Leo Keller, aka Joe L. Keller.



Wendy Young
Notary Public for Oregon
My commission expires: 8-31-99

STATE OF OREGON, County of Klamath) ss.

On the 6th day of April, 1998, personally appeared the above named Rebecca Ann Hoppe and acknowledged the above instrument to be her voluntary act and deed as personal representative of the estate of Joe Leo Keller, aka Joe L. Keller.



Wendy Young
Notary Public for Oregon
My commission expires: 8-31-99

Owner
Dennis A. Ensor, L.S. W.R.E.

EXHIBIT A

14122

TRU SURVEYING, INC. LINE

TELEPHONE (541) 884-3691
2333 SUMMERS LANE • KLAMATH FALLS, OREGON 97603

OCTOBER 10, 1997

LEGAL DESCRIPTION FOR STEVE KELLER

A TRACT OF LAND SITUATED IN THE S1/2 OF SECTION 12, T39S,
R9EWM, KLAHATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED
AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 10 BLOCK 15 OF
"TRACT 1112 - EIGHTH ADDITION TO SUNSET VILLAGE"; THENCE, ALONG
THE EAST BOUNDARY LINE OF SAID "TRACT 1112", SOUTH 82.88 FEET AND
ON THE ARC OF A CURVE TO THE RIGHT (RADIUS EQUALS 1465.00 FEET
AND CENTRAL ANGLE EQUALS 32°59'43") 843.66 FEET TO THE NORTHWEST
CORNER OF "TRACT 1127 - NINTH ADDITION TO SUNSET VILLAGE";
THENCE, ALONG THE BOUNDARY OF SAID "TRACT 1127", S57°00'17"E
140.00 FEET, S66°20'43"E 60.78 FEET, S57°20'39"E 110.00 FEET, ON
THE ARC OF A CURVE TO THE LEFT (RADIUS POINT BEARS N57°20'39"W
1775.00 FEET AND CENTRAL ANGLE EQUALS 00°21'00") 10.84 FEET,
S57°41'39"E 110.00 FEET, S66°21'22"E 60.67 FEET, S57°57'48"E
115.00 FEET, S62°51'31"E 114.01 FEET AND EAST 547.00 FEET TO THE
SOUTHWEST CORNER OF "TRACT 1194 - TENTH ADDITION TO SUNSET
VILLAGE"; THENCE NORTH, ALONG THE WEST BOUNDARY LINE OF SAID
"TRACT 1194", 165.00 FEET; THENCE, LEAVING SAID BOUNDARY LINE,
WEST 165.00 FEET; THENCE NORTH 85.00 FEET; THENCE WEST 222.00
FEET; THENCE NORTH 977.64 FEET; THENCE WEST 542.74 FEET TO THE
POINT OF BEGINNING, CONTAINING 18.06 ACRES.

Dennis A. Ensor
DENNIS A. ENSOR O.L.S. 2442

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Dennis A. Ensor
OREGON
JULY 25, 1990
DENNIS A. ENSOR
2442

EXPIRES 12/31/97

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

William M. Ganong

on this 28th day of April A.D., 1998
at 3:10 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 14120

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fee, \$40.00 Deputy.

EXHIBIT A