

Warranty Deed -- Statutory Form

Darrell R. Hinderlie and LoAnn Hinderlie, husband & wife as to 1/2 interest and Ronald W. Ridings and Gloria Ridings, husband & wife as to 1/2 interest, Grantors, convey and warrant to Marvin L. Crane, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Lot 3 in Block 1 of DORREEN MEADOWS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. R131146

SUBJECT TO: Encumbrances, easements, reservations 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 PRACTICE AS DEFINED IN ORS 30.930.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantor under any policy of title insurance issued to Grantor at the time Grantor acquired property. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligation.

The true consideration for this conveyance is Fifteen Thousand Dollars (\$15,000.00).

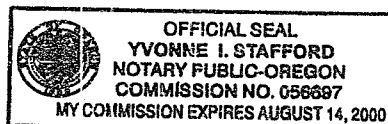
Darrell R. Hinderlie
Darrell R. Hinderlie Date 5-11-98

Gloria Ridings
Gloria Ridings Date 5-11-98

STATE OF OREGON, County of Lane) ss.

Personally appeared the above-named Gloria Ridings dated on 5/11/98 and acknowledged the foregoing instrument to be their voluntary act and deed.

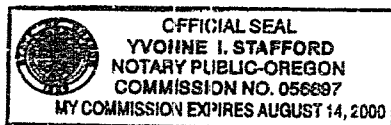
Yvonne I. Stafford
Notary Public for Oregon



STATE OF OREGON, County of Lane) ss.

Personally appeared the above-named Darrell R. Hinderlie and LoAnn Hinderlie dated on 5/11/98 and acknowledged the foregoing instrument to be their voluntary act and deed.

Yvonne I. Stafford
Notary Public for Oregon



After recording return to:
Marvin L. Crane
P.O. Box 2331
Eugene, OR 97402

Until a change is requested all tax statements shall be sent to the following address:

Marvin L. Crane
P.O. Box 2331
Eugene, OR 97402

STATE OF OREGON,
County of Klamath ss.

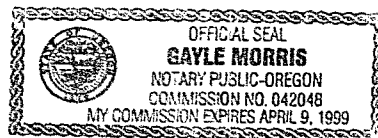
Filed for record at request of:

Ronald W. Ridings
Ronald W. Ridings Date 5-11-98

STATE OF OREGON, County of Lane) ss.

Personally appeared the above-named Ronald W. Ridings dated on May 11, 1998 and acknowledged the foregoing instrument to be their voluntary act and deed.

Gayle Morris
Notary Public for Oregon



on this 14th day of May, A.D., 1998
at 2:45 o'clock P M. and duly recorded
in Vol. M98 of Deeds Page 16508

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fee, \$30.00 Deputy.

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