

Neil C. Gruhlke and Carol A. Gruhlke, Grantors, convey and specially warrant a one-half interest to Neil C. Gruhlke and Carol A. Gruhlke, Trustees of the Carol A. Gruhlke Revocable Trust Agreement dated July 14, 1998, as amended, Grantee, the following described real property free of encumbrances created or suffered by the Grantor except as specifically set forth herein, located in Klamath County, Oregon:

See legal description attached hereto as Exhibit "A."

Subject to and excepting those easements, liens, restrictions and conditions of record and those apparent by viewing the property.

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 a standard policy of title insurance.

The true and actual consideration for this conveyance is \$.00. The purpose of this deed is to transfer the property herein described to the Carol A. Gruhlke Revocable Trust dated July 14, 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

DATED this 4th day of July, 1998.

Neil C. Gruhlke
Neil C. Gruhlke
Carol A. Gruhlke
Carol A. Gruhlke

STATE OF OREGON, County of Multnomah)

ss.

This instrument was acknowledged before me by Neil C. Gruhlke and Carol A. Gruhlke on the 4th day of July, 1998.



Marcia L. Grubb
Notary Public for Oregon
My commission expires: 10-4-99

After recording, return to:

Randall L. Duncan
Duncan · Honn, P.C.
4386 S.W. Macadam, Suite 302
Portland, OR 97201-6424

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

Neil C. Gruhlke
Carol A. Gruhlke
HC 32, Box 498
Gilchrist, OR 97737

31721

Exhibit A

Lot 7 in Block 2 of PLAT NO. 1222, STAGECOACH 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 Neil & Carol Gruhlke the 28th day
of August A.D., 19 98 at 2:52 o'clock P M., and duly recorded in Vol. M98
of Deeds on Page 31720.

FEE \$35.00

By Bernetha G. Letsch County Clerk
Kathleen Rose