

PEGGY SYLVIA MOLINE, TRUSTEE OF THE PEGGY SYLVIA MOLINE FAMILY TRUST,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KERRY S. PENN,

Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of Klamath and State of Oregon, to wit:

Lot 1, Block 4, BELLA VISTA - TRACT NO. 1235, according to the official
plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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.

The true and actual consideration for this conveyance is \$ 20,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 12712 RIVER HILLS DR., BELLA VISTA, CA 96008

Dated this 13 day of OCTOBER, 1998.

THE PEGGY SYLVIA MOLINE FAMILY TRUST

BY: Peggy Sylvia Moline TRUSTEE
PEGGY SYLVIA MOLINE

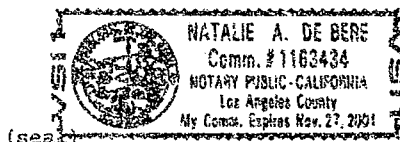
STATE OF CALIFORNIA

SS. OCTOBER 13 19 98

COUNTY OF LOS ANGELES

Personally appeared the above named PEGGY SYLVIA MOLINE, TRUSTEE OF
THE PEGGY SYLVIA MOLINE FAMILY TRUST

and acknowledged the foregoing instrument to be HER voluntary act.



Before me:

Natalie A. DeBere
Notary Public for California
My commission expires Nov. 27, 2001

ESCROW NO. MT46098-PS

STATE OF OREGON,
County of Klamath ss.

Return to:

KERRY S. PENN
12712 RIVER HILLS DR.
BELLA VISTA, CA 96008

Filed for record at request of:

Amerititle

on this 16th day of October A.D. 1998
at 3:16 o'clock P. M. and duly recorded
in Vol. 598 of Deeds Page 38063

Bernetha G. Litsch, County Clerk

By Kathleen Rona

Fee, \$30.00

Deputy.