

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, Douglas C. Furlow have made, constituted and appointed, and by these presents do hereby make, constitute and appoint Ann Furlow my true and lawful attorney for me and in my name, place and stead, and for my use and benefit to: Execute any and all documents necessary to sell and convey, mortgage and hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

3135 DERBY STREET, , KLAMATH FALLS, OR 97603
more particularly described as follows:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

In construing this instrument and where the context so requires, the singular includes the plural.

Dated November 6, 1998.

AMERTITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

STATE OF Oregon

COUNTY OF Klamath

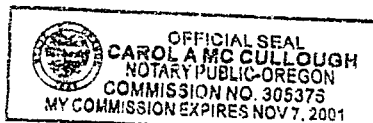
SS.

November 6

1998

Personally appeared the above named **DOUGLAS C. FURLOW**

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Carol A. McCullough
Notary Public for Oregon
My commission expires Nov. 7, 2001

(seal)

POWER OF ATTORNEY

Douglas C. Furlow

to

Ann Furlow

AFTER RECORDING RETURN TO:

Douglas C. & Ann Furlow

3135 Derby St., Klamath Falls, OR 97603
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ } ss

I certify that the within instrument was received for record on the ____ day of _____, 19____, at _____ o'clock ____ M, and recorded in book/reel /volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____. Record of Mortgages of said County.

Witness by my hand and seal of County affixed

NAME

TITLE

By

Deputy

40817

LEGAL DESCRIPTION
EXHIBIT "A"

4798

A tract of land situated in the NE1/4 of NE1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 89 degrees 40' East along the 40 line a distance of 780.0 feet and North 1 degree 02' West a distance of 426.0 feet from the iron pin which marks the intersection of 4th Avenue and 4th Street of Altamont Acres, which point of intersection is also the Southwest corner of the NE1/4 of NE1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and running thence; North 89 degrees 41' 13" East a distance of 216.7 feet to an iron pin which lies on the Westerly right of way line of the U.S.R.S. Drain Ditch; thence North 04 degrees 20' 47" West 170.41 feet to the true point of beginning; thence continuing North 04 degrees 20' 47" West 21.02 feet to a point; thence North 30 degrees 36' 47" West 103.10 feet to a point; thence South 89 degrees 41' 13" West 154.90 feet; thence South 01 degrees 03' 56" East 110 feet to a point; thence North 89 degrees 41' 13" East 206.95 feet to the point of beginning, with bearings based on Minor Partition No. 81-6.

TOGETHER WITH A 1979 WESTR Mobile Home with license plate #X170091 which is situate on the real property described herein.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title the 6th day
of November A.D., 19 98 at 3:25 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 40816

FEE \$15.00

Bernetha G. Letsch, County Clerk
By Kathleen Reed