

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That KEITH R. MILLER and MARVA J. MILLER, herein called grantors, for the consideration hereinafter stated, to grantors paid by KEITH R. MILLER and MARVA J. MILLER, Trustors/Trustees of the MILLER LIVING TRUST, hereinafter called the grantees, do hereby grant, bargain, sell and convey unto the said grantees and grantee's heirs, successors and assigns, that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The true and actual consideration paid for this transfer, stated in terms of dollars, is other than money.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 16 day of DECEMBER, 1998 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

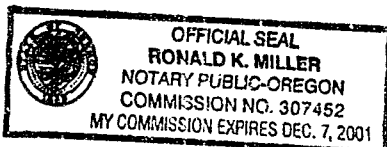
Keith R. Miller
Keith R. Miller

Marva J. Miller
Marva J. Miller

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above-named Keith R. Miller and Marva J. Miller and acknowledged the foregoing instrument to be their voluntary act and deed.

(SEAL)



Grantors:
Keith R. Miller and Marva J. Miller
35873 So. Chiloquin Road
Chiloquin, Oregon 97624

Grantees:

Keith R. Miller and
Marva J. Miller, Trustees
of the Miller Living Trust
35873 So. Chiloquin Road
Chiloquin, OR 97624

After recording return to:
Keith R. Miller and Marva J. Miller, Trustees
35873 So. Chiloquin Road
Chiloquin, OR 97624

Until a change, send all tax statements
to same address

Before me: 16 DEC 98

Notary Public for Oregon

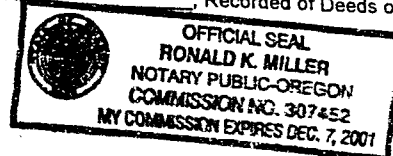
My Commissioner Expires: DEC 7, 2001

Ronald K. Miller

STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument 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. _____, Recorded of Deeds of said
County.



Name: _____ Title

By: _____

46817

DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon

PARCEL 1:

A parcel of land situate in Lot 21, Section 9, Township 35 South, Range 7 East of the Willamette Meridian, more particularly described as follows: Beginning at the Northwest corner of said Lot 21; thence along the North line of Lot 21, South 89 deg. 53-3/4' East 500.16 feet to the true point of beginning; thence continuing along the North line of Lot 21, South 89 deg. 53-3/4' East 166.72 feet to a point; thence South to a point on the South line of Lot 21, that bears South 89 deg. 49-3/4' East 667.50 feet from the Southwest corner of said Lot 21; thence along the south line of Lot 21, North 89 deg 49-3/4' West 166.72 feet to a point, thence North to the true point of beginning.

PARCEL 2:

A non-exclusive, perpetual easement for ingress and egress over the existing roadway 30 feet in width running along the West boundary of the hereinafter described real property and 15 feet in width running along the South boundary line of the real property more particularly described as follows:

A parcel of land situate in Lot 21, Section 9, Township 35 South, Range 7 East of the Willamette Meridian, more particularly described as follows: Beginning at the Northwest corner of said Lot 21; thence along the North line of said Lot 21, South 89 deg. 53-3/4' East 333.44 feet to a point; thence South to a point on the South line of Lot 21, that is South 89 deg. 49-3/4' East 333.75 feet along the South line from the Southwest corner of Lot 21; thence North 89 deg. 49-3/4' West 333.75 feet along the South line of Lot 21; thence North 89 deg. 49-3/4' West 333.75 feet along the South line of Lot 21 to the Southwest corner of Lot 21; thence North along the West line of Lot 21 657.3 feet, more or less, to the point of beginning.

ALSO a non-exclusive, perpetual easement for ingress and egress over the existing roadway, 15 feet in width running along the South boundary line of the real property more particularly described as follows:

A parcel of land situate in Lot 21, Section 9, Township 35 South, Range 7 East of the Willamette Meridian, more particularly described as follows: Beginning at the Northwest corner of said Lot 21; thence along the North line of Lot 21, South 89 deg. 53-3/4' East 333.44 feet to the true point of beginning; thence continuing along the North line of Lot 21, South 89-53-3/4' East 333.44 feet to a point; thence South to a point on the South line of Lot 21, that bears South 89 deg. 49-3/4' East 667.50 feet from the Southwest corner of said Lot 21; thence along the South line of Lot 21, North 89 deg. 49-3/4' West 333.75 feet to a point; thence North to the true point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 22nd day
of December A.D., 19 98 at 3:07 o'clock P M., and duly recorded in Vol. M98
of Deeds on Page 46816

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross