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STATUTORY WARRANTY DEED

DUWAIN T. MATTHEWS, TRUSTEE AND ELSIE PEARL MATTHEWS, TRUSTEE, OF THE MATTHEWS FAMILY TRUST, DATED JUNE 18, 1990
conveys and warrants to PAUL ERNEST GUEST, TRUSTEE OF THE PAUL ERNEST GUEST LIVING TRUST, DATED MARCH 27, 1992
the following described real property free of liens and encumbrances, except as specifically set forth herein:
SEE LOCAL DESCRIPTION MARSHED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 consideration for this conveyance is \$ 90,000.00 (Here comply with the requirements of ORS 93.030).

Dated this _____ day of _____, 19____

Duwayne T. Matthews
DUWAIN T. MATTHEWS, TRUSTEE

Elsie Pearl Matthews
ELSIE PEARL MATTHEWS, TRUSTEE

STATE OF OREGON
County of Clatsop

BE IT REMEMBERED, That on the 13th day of June, 1999, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named DUWAIN T. MATTHEWS AND ELSIE PEARL MATTHEWS

known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that THEY executed the same freely and voluntarily.
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal this day and year last above written.

D. JOHNSON
Comm. No. 114664
NOTARY PUBLIC - OREGON
SHARPA COUNTY
MY COMMISSION EXPIRES
JUNE 8, 2001

D. Johnson
My Commission expires 6-6-2001
Notary Public for Oregon

Title Order No. K-58209-C
Escrow No. K58209C

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
PAUL ERNEST GUEST
1102 LUSH STREET
SAN FRANCISCO, CA 94115
Name, Address, Zip
Until a change is recorded all tax statements shall be sent to the following address:
PAUL ERNEST GUEST
2101 BUSH STREET
SAN FRANCISCO, CA 94115
Name, Address, Zip

EXHIBIT "A"
DESCRIPTION OF PROPERTY

A parcel of land located in the SW 1/4 SE 1/4 of Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8" iron pin marking the northeasterly corner of Parcel B of Minor Partition 7-82; thence N 26°31'58" W 334.41 feet to the northwest corner of the SW 1/4 SE 1/4 of Section 12, Township 38 South, Range 8 E, W.M.; thence along the north line of said SW 1/4 SE 1/4 N 89°49'32" E 368.00 feet; thence S 26°32'20" E 744.14 feet to a point on the northerly line of Parcel 3 of Minor Partition 20-81; thence along said northerly line S 60°20'27" W 263.46 feet to the northwesterly corner of said Parcel 3; thence N 26°00'17" W 72.19 feet; thence S 82°31'55" W 71.33 feet to the southeasterly corner of Parcel B of Minor Partition 7-82; thence N 26°31'58" W 492.00 feet to the point of beginning, with bearings based on the recorded survey number 5938.

CLERK OF ORIGIN: COUNTY OF KLAMATH

Filed for record at request of FLORIS American Title the 11th day of January A.D., 1999 at 11:24 o'clock A.M. and duly recorded in Vol. 1129 of Deeds on Page 1666

FEES \$35.00

Linda Smith, County Clerk

[Signature]