

STATUTORY WARRANTY DEED

DUANE T. MATTHEWS, TRUSTEE AND ESTATE OF EARL MATTHEWS, TRUSTEE, OF THE MATTHEWS FAMILY TRUST, DATED JUNE 8, 1920, conveys and warrants to PAUL ERNEST GUEST, RUSSEE OF THE PAUL ERNEST GUEST LIVING TRUST, the following described real property, free of liens and encumbrances, except as specifically set forth herein: SEE LEGAL DESCRIPTION MADE A PART HEREOF AS EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE FULLY KNOWN HEREIN.

This property is free of liens and encumbrances, except as 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 LAW AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING 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 THE OWNER OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$ 0.00. (Check if comply with requirements of ORS 93.030)

Dated this day of 19

DUANE T. MATTHEWS, TRUSTEE

EARL MATTHEWS, TRUSTEE

STATE OF OREGON
County of Multnomah

BE IT REMEMBERED, That on the day of 13, 1972, in the County of Multnomah, State, personally appeared within named the undersigned, a Notary Public in and for the County of Multnomah, before me, the

known to me to be the identical individual or individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily, and I am affording my official seal the day and year last above written.

Notary Public Seal
D. JOHNSON
Comm. No. 114664
NOTARY PUBLIC - OREGON
SHAFFIA CHUR
MY COMMISSION EXPIRES
JUNE 8, 2001
Signature Expiration Date 6/8/01

My Commission expires 6/8/01
Notary Public Oregon
OAH

Title Order No. K-33209-C
Escrow No. K-33209C

THIS SPACE RESERVED FOR RECORDER'S USE

Recording rec'd by:
PAUL HARNES
1112 BISH ST
SAN FRANCISCO

Usually charge is established
at the following address:
PAUL ERNEST
1112 BISH ST
SAN FRANCISCO
Name: PAUL ERNEST
Address: 1112 BISH ST
City: SAN FRANCISCO
State: CA
Zip: 94107

EXHIBIT "N"
DESCRIPTION OF PROPERTY

A parcel of land located in the SW $\frac{1}{4}$ SE $\frac{1}{4}$ 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 $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 12, Township 38 South, Range 8 E W.M.; thence along the north line of said SW $\frac{1}{4}$ SE $\frac{1}{4}$ N 89°49'32" E 368.00 feet; thence S 26°31'20" 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.

STATE OF OREGON - COUNTY OF KLAMATH

Paid or recorded request of January 1 A.D. 1989	First	American	else	on	At	Month	day
of	Deeds			on File	1065		
\$135.00				by	Linda Smith, County Clerk		