



TITLE & ESCROW, INC.
Escrow No. 02149723

WARRANTY DEED

AFTER RECORDING RETURN TO:
Mr. and Mrs. Anderson

317 Seelye St.
200 North 12th St. OR 97003

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

LINK RIVER PROPERTIES, INC., hereinafter called GRANTOR(S),
convey(s) to Larry C. Anderson and Elizabeth H. Anderson,
Trustees of the Anderson Living Trust, Dated October 16, 1990,
hereinafter called GRANTEE(S), all that real property situated
in the County of Multnomah, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN.

"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 FEEDBACK TO THE PROPERTY SHOULD CHECK WITH THE
APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY
APPROVED USES."

and covenant(s) that Grantor is the owner of the above described
property free of all encumbrances except those covenants,
conditions, restrictions, Reservations, rights, rights of way
and easements of record.

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
to clear title.

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

IN WITNESS WHEREOF, the grantor has executed this instrument
this 21 day of January, 1999.

LINK RIVER PROPERTIES, INC.

Robert E. Maloney Jr.
ROBERT E. MALONEY JR., PRES.

STATE OF Oregon County of Multnomah ss.

January 21, 1999

Personally appeared the above named ROBERT E. MALONEY JR., as
President of LINK RIVER PROPERTIES, INC. and acknowledged the
foregoing instrument to be his voluntary act and deed.

Before me: Charles E. Nealey
Notary Public for OR
My Commission Expires: 6/1/01

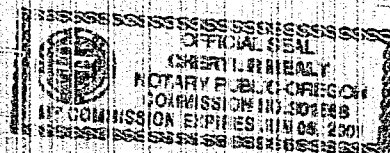


EXHIBIT "A"

PARCEL 1:

A parcel of land being a portion of Lots 3, 4 and 5, Block 3, WEST KLAMATH FALLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southwesterly corner of Lot 5, Block 3 and running North 06 degrees 45' 00" West 214.58 feet; thence North 03 degrees 15' 00" East 129.07 feet; thence South 43 degrees 47' 09" East 67.99 feet; thence North 03 degrees 15' 00" East 10.00 feet; thence South 8 degrees 57' 40" East 80.07 feet; thence South 06 degrees 46' 55" East 80.13 feet; thence South 03 degrees 12' 58" West 182.95 feet to the point of beginning.

EXCEPTING THEREFROM the South 50 feet of above described parcel.

PARCEL 2:

The South 50 feet of the following described parcel:

A parcel of land being a portion of Lots 3, 4 and 5, Block 3, WEST KLAMATH FALLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southwesterly corner of Lot 5, Block 3 and running North 06 degrees 45' 00" West 214.58 feet; thence North 03 degrees 15' 00" East 129.07 feet; thence South 43 degrees 47' 09" East 67.99 feet; thence North 03 degrees 15' 00" East 10.00 feet; thence South 8 degrees 57' 40" East 80.07 feet; thence South 06 degrees 46' 55" East 80.13 feet; thence South 03 degrees 12' 58" West 182.95 feet to the point of beginning.

EXCEPTING THEREFROM those portions lying within the boundaries of The Dallas-California Highway U.S. 97 & State Highway 140 and Burlington Northern Railroad.

CODE 1.1 MAP 3809-32CA TL 2100
CODE 1.1 MAP 3809-32CA TL 2200
CODE 1.1 MAP 3809-32CA TL 2300

STATE OF OREGON COUNTY OF KLAMATH

Recorded at request of
of January

Aspen Title & Escrow

A.D. 1993 at 11:00

o'clock

A.M.

the 26th

day

of

Deer

on Page

2610

and duly recorded in Vol. 1099

Linda Smith, County Clerk

by

KATHLEEN BROWN

FEE \$35.00