

74240  
AFTER RECORDING RETURN TO:  
BARRY N. SHAW  
515 E. MAIN STREET  
ASHLAND OR 97520

Vol. M99 Page 4372

TRUSTEE'S DEED

Barry N. Shaw, the duly appointed successor Trustee in that certain Trust Deed dated April 12, 1996, and recorded in the Official Records of Klamath County, Oregon, in Volume M-96, Page 10469, on April 15, 1996, hereby conveys unto Victor K. Wine and Naoko Wine, Trustees of the Wine Loving Trust dated May 30, 1991, all that real property situated within Klamath County, Oregon and described as:

Lot 21, Block 4, STEWART ADDITION, in the County of Klamath, State of Oregon.

This conveyance is made pursuant to the terms of the above Trust Deed and results from the default of Grantors, Rodney D. Miller and Kelly A. Miller, husband and wife, in satisfying the payment obligations set forth in the accompanying Promissory Note, as well as delinquent property taxes for the tax years 1996-97 and 1997-98. A Notice of Default was recorded in the Official Records of Klamath County, Oregon on August 12, 1998, in Volume M-98, Page 29732. Notice of Sale was duly published in Herald and News and copies were delivered to all interested persons or entities as provided by law. At the date, time, and place established in the Notices of Default and Sale, the undersigned conducted an auction sale of the subject real property pursuant to the terms of the subject Trust Deed. The high bid was received from the Grantee herein in the sum of \$28,876.32 and receipt of said sum is hereby acknowledged.

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 the fee title to the property should check with the appropriate city or county planning department to verify approved uses.

DATED this 29<sup>th</sup> day of January, 1999.

Barry N. Shaw  
BARRY N. SHAW, Trustee

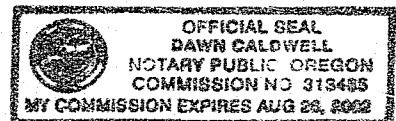
STATE OF OREGON           )  
  ) §  
County of Jackson        )

Personally appeared the above-named Barry N. Shaw and acknowledged the foregoing instrument to be a voluntary act. Before me:

Dawn Caldwell  
Notary Public for Oregon  
My Commission Expires: 8/26/02

Mail Tax Statements to:  
2700 Brae Drive  
Medford OR 97501

LAW OFFICES OF  
DAVIS, GILSTRAP, HEARN & SHAW  
A Professional Corporation  
515 EAST MAIN STREET  
ASHLAND, OREGON 97520  
(541) 482-3111 FAX (541) 485-4455



Trustee's Deed -1-

STATE OF OREGON, COUNTY OF KLAMATH: ss.

Filed for record at request of Barry N. Shaw the 5th day  
of February A.D. 1999 at 10:27 o'clock A. M., and duly recorded in Vol. M99  
of Deeds on Page 4372

Linda Smith, County Clerk

by Kathleen Ross

FEE \$35.00