

This space reserved for recorder's use.

74239

Westside Development IV, Inc., an  
 377 NW Century Drive  
 Bend, OR 97701  
 Grantor's Name and Address

Ernst Brothers LLC  
 P O Box 637

Gilchrist, OR 97737  
 Grantee's Name and Address

After recording return to:

Ernst Brothers LLC

P O Box 637

Gilchrist OR 97737

Name, Address, Zip

Until a change is requested all tax statements shall be sent to the  
 following address:

Ernst Brothers LLC

P O Box 637

Gilchrist' OR 97737

Name, Address, Zip

Form No. 957 - Special Warranty Deed

049-20

## SPECIAL WARRANTY DEED - STATUTORY FORM

Westside Development IV, Inc., an Oregon corporation, grantor, conveys and specially warrants to  
 ERNST BROTHERS L.L.C. an Oregon limited liability company, grantee, the following described real  
 property free of encumbrances created or suffered by the grantor except as specifically set forth herein, situated in Klamath  
 County Klamath to wit:

Lot 81, Tract 1318, Gilchrist Townsite, Klamath County, Oregon.

This deed is recorded to convey all of the grantors right title and interest in  
 the Leased Premises under Lease dated September 1, 1998, a memorandum of which was recorded  
 The property is free of all encumbrances created or suffered by the grantor except: Feb. 5 1999, in Volume M99 Page  
 4424

The true consideration for this conveyance is \$800,850.00. (Here comply with the requirements of ORS 93.030)

Dated this 02nd day of February, 1999.

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 30.950.

Westside Development IV, Inc.



Brian D. Stevens, Sec./Treas.

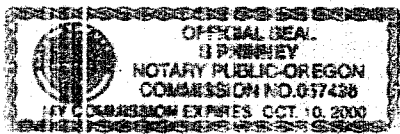
STATE OF OREGON, County of Deschutes ) ss.

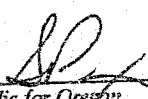
This instrument was acknowledged before me on February 5, 99,

by Brian D. Stevens

as Secretary/Treasurer

of Westside Development IV, Inc.



  
 Notary Public for Oregon  
 My commission expires 10-10-00

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 8th day  
 of February A.D. 1999 at 11:10 o'clock A. M., and duly recorded in Vol. M99  
 of Deeds on Page 4486  
 Linda Smith, County Clerk

FEE \$30.00

by 