

SELLER'S ASSIGNMENT OF CONTRACT AND DEED

THE GRANTOR, OLYMPIC MORTGAGE EXCHANGE, INC., for value received, does hereby CONVEY AND WARRANT to LOUIE AND DEANNA ALACANO AS TRUSTEES OF THE LOUIE AND DEANNA ALACANO TRUST DATED JULY 8, 1997, GRANTEE, the following described real property, situated in Klamath County, State of Oregon, free of encumbrances except as specifically set forth herein, to-wit:

SEE EXHIBIT "A", ATTACHED HERETO AND MADE A PART HEREOF

The said property is free from encumbrances, EXCEPT: easements, restrictions, covenants and reservations of record, and EXCEPT: NONE.

AND, Grantor does hereby assign, transfer and set over to the Grantee that certain Real Estate Contract, dated December 1, 1997, between The Estate of David A. Manley, Adam Manley, Personal Representative, as Seller, and Tod S. Woodford and Ana M. Woodford, Husband and Wife, as Purchaser, a Memorandum of which was recorded December 1, 1997, in Volume M97, Page 39135, Official Records of Klamath County, Oregon, for the sale and purchase of the above described real estate. The Grantor hereby covenants that there is now unpaid on the principal of said contract not less than the sum of \$29,768.18, plus interest thereon from January 26, 1999.

The true consideration for this conveyance is \$10.00 and other valuable consideration.

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.

Dated this 8th day of February, 1999.

OLYMPIC MORTGAGE EXCHANGE, INC.

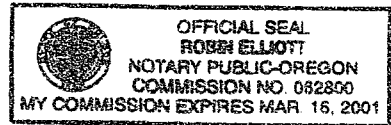
by: Robert L. Pfister
Robert L. Pfister, President

STATE OF OREGON, County of Deschutes) ss.

This instrument was acknowledged before me on February 8th, 1999, by Robert L. Pfister as President of Olympic Mortgage Exchange, Inc.

Robin Elliott
Notary Public for Oregon

My Commission Expires: 3-16-2001



H53612

Until a change is requested, all tax statements shall be sent to: **No Change**

Grantor/After Recording Return To:
Olympic Mortgage Exchange, Inc.
164 NW Greenwood Avenue
Bend, OR 97701

Grantee:
Louie and Deanna Alacano
20769 Valentine
Bend, Oregon 97701

EXHIBIT "A"

The following described real property situate in Klamath County, Oregon:

A tract of land located in the W½ of Section 1, Township 24 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the West quarter corner of said Section 1, said corner being the true point of beginning; thence North 00°01'12" East along the West line of said Section 1 a distance of 2588.97 feet to the Northwest corner thereof; thence South 89°39'59" East along the North line thereof, 1307.67 feet to the Northeast corner of the W½ of the NW¼ of said Section 1; thence South 00°01'00" West along the East line thereof, 2600.97 feet to the Southeast corner thereof; thence South 89°08'54" East along the North line of the SW¼ of said Section 1, a distance of 747.79 feet; thence South 26°37'02" West 113.67 feet; thence South 62°40'27" East, 121.83 feet to the Western right of way line of Crescent Lake County Road 429; thence South 27°08'24" West along said right of way 564.02 feet to the center thread of Cold Creek; thence Westerly and upstream of Cold Creek the following bearings and distances: North 64°50'20" West, 23.05 feet; South 64°49'59" West, 44.67 feet; North 66°51'55" West, 128.81 feet; South 61°42'02" West, 95.69 feet; North 60°54'16" West, 24.24 feet; North 4°23'16" West, 77.48 feet; South 69°48'44" West, 51.41 feet; North 60°42'39" West, 24.08 feet; North 10°16'10" East, 51.27 feet; South 86°56'54" West, 27.19 feet; South 65°50'56" West, 125.53 feet; South 49°34'16" West 44.33 feet; North 87°03'34" West, 216.16 feet; North 57°40'20" West, 99.47 feet; South 80°10'56" West, 196.81 feet; North 61°17'07" West, 79.93 feet; South 76°40'15" West, 200.12 feet; North 80°43'23" West, 96.02 feet; North 64°28'39" West, 51.18 feet; South 79°18'39" West, 255.58 feet; North 63°28'04" West, 40.00 feet and North 89°24'37" West, 145.84 feet to the West line of said Section 1; thence leaving the thread of said stream, North 00°18'39" East along said West line, 609.54 feet to the true point of beginning, with bearings and distances based on Minor Partition 51-83 as filed in the Klamath County Engineer's Office.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 17th day
of February A.D. 1999 at 1:26 o'clock P. M., and duly recorded in Vol. M99
of Deeds on Page 5522

FEE \$40.00

Linda Smith, County Clerk

by Kathleen Ross