

WILLIAM W. CLANTON and EDWINA T. CLANTON, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: MICHAEL W. PERRY and PATRICIA M. POLSINELLI, with the rights of survivorship, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any;
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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.

The true and actual consideration for this conveyance is \$ 33,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 37506 MODOC POINT RD., CHILOQUIN, OR 97624

Dated this 17th day of February, 1999.

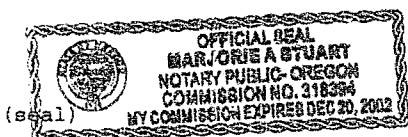
William W. Clanton
WILLIAM W. CLANTON

Edwina T. Clanton
EDWINA T. CLANTON

STATE OF oregon SS. February 17 1999
COUNTY OF Klamath

Personally appeared the above named William W. Clanton and Edwina T. Clanton

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Notary Public for Oregon
My commission expires 12-20-02

ESCROW NO. MT47202-MS

Return to:

MICHAEL W. PERRY
37506 MODOC POINT RD.
CHILOQUIN, OR 97624

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situated in Government Lot 15 of Section 6, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

The South 90 feet of the following described tract of land: Beginning at the point where the North boundary of Government Lot 15 intersects the East shore of Klamath Lake; thence East 320 feet to the center of said Modoc Point Road; thence South 0 degrees 14' West 416 feet along the center of said Modoc Point Road; thence West 335 feet to the East shore of Klamath Lake; thence North and East along the shore of Klamath Lake to the point of beginning. EXCEPTING THEREFROM the right of way of Modoc Point Road.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 19th day
of February A.D. 1999 at 11:40 o'clock A. M. and duly recorded in Vol. M99
of Deeds on Page 5804
\$35.00 Linda Smith, County Clerk

FEE

by Kathleen Roas