

RETURN TO: Michael P. Rudd 411 Pine Street Klamath Falls, OR 97601	TAX STATEMENTS TO: Wilbur L. Dean P.O. Box 347 Bonanza, OR 97623	CLERK'S STAMP:
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-BARGAIN AND SALE DEED-

WILBUR L. DEAN, Trustee of the Wilbur L. Dean Trust executed January 24, 1992, and WILBUR L. DEAN, Successor Trustee of the Donna L. Dean Trust executed January 24, 1992, Grantor, convey to WILBUR L. DEAN, individually, Grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

See attached Exhibit "A".

The true and actual consideration for this transfer is an estate plan.

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 1 day of March, 1999.

W L Dean

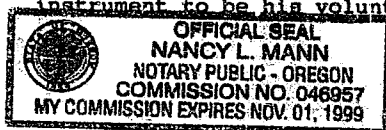
WILBUR L. DEAN, Trustee of the Wilbur L. Dean Trust executed January 24, 1992

W L Dean

WILBUR L. DEAN, Successor Trustee of the Donna L. Dean Trust executed January 24, 1992

STATE OF OREGON)
County of Klamath) ss. March 1, 1999.

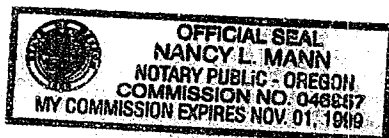
Personally appeared the above-named Wilbur L. Dean, Trustee of the Wilbur L. Dean Trust executed January 24, 1992, and acknowledged the foregoing instrument to be his voluntary act. Before me:



Nancy L. Mann
Notary Public for Oregon
My Commission expires: 11-1-99

STATE OF OREGON)
County of Klamath) ss. March 1, 1999.

Personally appeared the above-named Wilbur L. Dean, Successor Trustee of the Donna L. Dean Trust executed January 24, 1992, and acknowledged the foregoing instrument to be his voluntary act. Before me:



Nancy L. Mann
Notary Public for Oregon
My Commission expires: 11-1-99

99 MAR -5 P3:43

8070-A

EXHIBIT A

A tract of land situated in the N1/2 of NE1/4, Section 29, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:
 Beginning at the intersection of the North line of Section 29 and the Northwestern right of way line of Dunn Road, formerly Keller Road; thence Southwesterly along said Northwestern line to its intersection with the Northeasterly right of way line of the East Langell Valley Road; thence Northwesterly along said Northeasterly line to the North line of said Section 29; thence East along said North line to the Point of beginning.
 ALSO, a tract of land situated in the NE1/4 of Section 29, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:
 Beginning at the Northeast corner of Section 29, Township 39 South, Range 12 East of the Willamette Meridian; thence South along the East line of said Section 29, 660 feet; thence West parallel to the North line of said section to a point that is 20.0 feet East of the Easterly right of way of the Lee Lateral of the Main East Canal; thence Northerly parallel to and 20 feet East from the Easterly right of way line of the said Lee Lateral to the North line of said section; thence East to the point of beginning.

STATE OF OREGON : COUNTY OF KLAMATH:

ss.

Filed for record at request of Michael P. Rudd the 5th day
 of March A.D., 1999 at 3:43 o'clock P. M., and duly recorded in Vol. M99
 of Deeds on Page 8070

FEE \$35.00

Linda Smith, County Clerk

by Kathleen Ross