

JAMES B. O'CONNOR AND RHONDA G. O'CONNOR, AS TENANTS BY THE ENTIRETY AND JOHN O'CONNOR,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
BRIAN O'CONNOR,

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:

Lot 5 of TRACT 1320, KLAMATH HILLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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:

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

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 \$ 108,500.00.

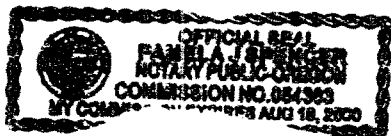
Until a change is requested, all tax statements shall be sent to Grantee at the following address: 22203 MALONE RD., MERRILL, OR 97633

Dated this 4th day of May, 1999.

James B O'Connor
JAMES B. O'CONNOR

Rhonda G. O'Connor
RHONDA G. O'CONNOR

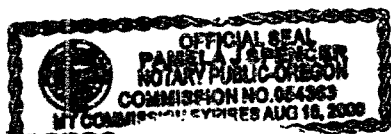
John O'Connor
JOHN O'CONNOR



STATE OF Oregon ss. 5/4 19 99
COUNTY OF Klamath

Personally appeared the above named James B O'Connor &
Rhonda G. O'Connor

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Pamela J. Spencer
Notary Public for Oregon
My commission expires 8/18/2000

ESCROW NO. MT47774-PS

Return to:

BRIAN O'CONNOR
22203 MALONE RD.
MERRILL, OR 97633

EXHIBIT "A"

TOGETHER WITH a 30 foot wide access easement in Lot 6 of TRACT 1320, KLAMATH HILLS, being in Section 6, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of said Lot 6; thence along the Westerly line of said Lot 6, South 08° 35' 38" East 632.38 feet South 74° 53' 28" East 32.76 feet; thence North 08° 35' 38" West 646.78 feet to a point on the Northerly line of said Lot 6; thence South 79° 03' 40" West 30.03 feet to the point of beginning.

RESERVING THEREFROM a 60 foot wide access easement in Lot 5 of TRACT 1320, KLAMATH HILLS, in the NE 1/4 of Section 6, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, to provide access to Lot 6 of said TRACT 1320, KLAMATH HILLS, more particularly described as follows:

Beginning at the Southeast corner of said Lot 5; thence North 00° 33' 34" West, along the East line of said Lot 5, 747.03 feet; thence South 89° 26' 26" West 60.00 feet; thence South 00° 33' 34" East, 754.36 feet to a point on the South line of said Lot 5; thence along said South line North 79° 03' 40" East, 40.67 feet and North 89° 26' 26" East 20.00 feet to the point of beginning.

State of Oregon

County of Klamath

5/5, 1999

Personally appeared the above named John O'Connor, and acknowledged the foregoing instrument to be his voluntary act and deed.

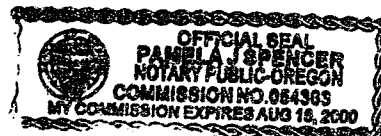
WITNESS My hand and official seal.

(seal)

Pamela J. Spencer

Notary Public for Oregon

My Commission expires: 8/16/2000



State of Oregon, County of Klamath
Recorded May 3, 1999, at 3:46
at the referenced page, Vol. M99.
Linda Smith, County Clerk
Fee \$ 35.00

Linda Smith