

WARRANTY DEED

ASPEN TITLE ESCROW NO.: 02140505

AFTER RECORDING RETURN TO:  
MARCIA A. MAGNESS

1373 Humewood  
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVE

MARK E. BUETTNER and PATRICIA R. BUETTNER, hereinafter called  
GRANTOR(S), convey(s) and warrants to MARCIA A. MAGNESS  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MAPS EXHIBIT "A" ATTACHED HERETO AND BY  
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH  
HEREIN . . . . .

"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 30.300"

and covenant(s) that grant or is the owner of the above described  
property free of all encumbrances except co-tenants, restrictions,  
restrictions, reservations, rights, rights of way and easements  
of record, if any, and apparent upon the land, and will warrant  
and defend the same against all persons who may lawfully claim  
the same, except as shown above.

The true and actual consideration for this transfer is  
\$107,000.00.

In construing this deed and where the context so requires, the  
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument  
this 1st day of June 1999.

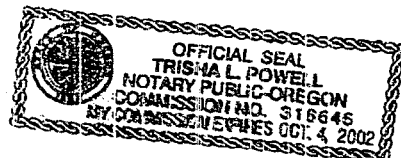
Mark E. Buettner  
MARK E. BUETTNER

Patricia R. Buettner  
PATRICIA R. BUETTNER

STATE OF OREGON, County of KLAMATH)ss.

On June 1, 1999, personally appeared the above named MARK  
E. BUETTNER and PATRICIA R. BUETTNER and acknowledged the  
foregoing instrument to be their voluntary act and deed.

Before me: Trisha L. Powell  
Notary Public for OREGON  
My Commission Expires: 10/1/2002



Lot 2, Block 9, Tract No. 1091, LYNNWOOD ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM the following:

Beginning at the Northeast corner of said Lot 2; thence South 61 degrees 30' 00" East, 48.79 feet to the corner common to Lots 2 and 3 of said Block 9; thence along the arc of a curve to the right (radius point bears North 61 degrees 30' 00" East 198.21 feet, central angle = 13 degrees 07' 02" and long chord bears South 35 degrees 03' 31" West for 45.28 feet) 45.38 feet to the point of intersection of the Northwesterly right of way line of Vista Way and the Southerly projection of the line common to Lots 1 and 3 of said Block 9; thence North 15 degrees 37' 04" West 62.66 feet to the point of beginning, with bearings based on said Tract No. 1091 Lynnewood.

CODE 1 MAP 3808-25DD TL 4600

State of Oregon, County of Klamath  
Recorded 6/02/99, at 11:06 a.m.  
In Vol. M99 Page 21654  
Linda Smith, County Clerk  
Fee \$ 35

*Linda Smith*