



WARRANTY DEED

Vol. M99 Page 26236

ASPEN TITLE ESCROW NO.: 02049397

AFTER RECORDING RETURN TO:
RICHARD E. CLARK1436 SargentUNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

D & N PROPERTIES, AN ASSUMED BUSINESS CONSISTING OF THE
FOLLOWING: D & N PROPERTIES A GENERAL PARTNERSHIP, ALSO DOING
BUSINESS AS AN ASSUMED BUSINESS AMEN CONSISTING OF ; BEN
DEGROOT, ARIE DEGROOT, GERRIT A. DEGROOT, AND CHRIS NEWTON
hereinafter called GRANTOR(S), convey(s) and warrants to
RICHARD E. CLARK hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

Lot 2 and 3, Block 4, FAIRVIEW ADDITION TO THE CITY
OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-29DB TAX LOT 3100 CODE 1 MAP 3809-29DB TAX
LOT 3200

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 30.390"

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
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
\$70,900.00.

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 29th day of JUNE, 1999.

D & N PROPERTIES, A limited partnership.

BY: BEN DEGROOT

BY: ARIE DEGROOT

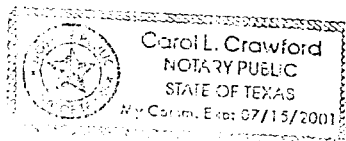
BY: GERRIT A. DEGROOT

BY: CHRIS NEWTON

STATE OF OREGON, County of Klamath)ss.

On June 25, 1999, personally appeared the above named BEN
DEGROOT, ARIE DEGROOT, and GERRIT A. DEGROOT as personal
representatives of D & N Properties.

Before me: Carol L. Crawford
Notary Public for OREGON TEXAS
My Commission Expires: 12-15-2001



STATE OF OREGON,

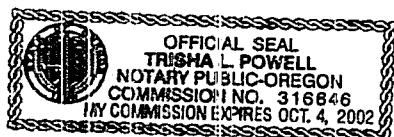
County of Klamath

SS.

FORIA No. 23—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 30th day of June, 1999,
 before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
 named Ben DeGroot, and Debra L. DeGroot, as
personal representatives of V & N Properties
 known to me to be the identical individual(s) described in and who executed the within instrument and
 acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
 my official seal the day and year last above written.



Trisha L. Powell
 Notary Public for Oregon
 My commission expires 10/4/2002

State of Oregon, County of Klamath
 Recorded 6/30/99, at 3:33 p. m.
 In Vol. M99 Page 26236
 Linda Smith,
 County Clerk Fee \$ 35 KR