

SPECIAL WARRANTY DEED — STATUTORY FORM
INDIVIDUAL GRANTOR

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PERFECT PROPERTY INC. (a Nevada corporation), Grantor,
conveys and specially warrants to DAVID & KIMBERLY L. RAGAN, Grantee,
the following described real property free of encumbrances created or suffered by the Grantor except as specifically
set forth herein, situated in KLAMATH County, Oregon to-wit:

LOT 25 BLOCK 108 KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT,
PLAT NO. 4

and
LOT 8 BLOCK 13, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT,
PLAT NO. 1

and
LOT 32 BLOCK 3, TRACT NO. 1069

and
LOT 27 of the Resubdivision of TRACTS "B" AND "C", FRONTIER TRACTS

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)
The property is free of all encumbrances created or suffered by the Grantor except those of record

TAX
The true consideration for this conveyance is \$ VALUE (Here comply with the requirements of ORS 93.030)

Dated this 1 day of July, 19 99

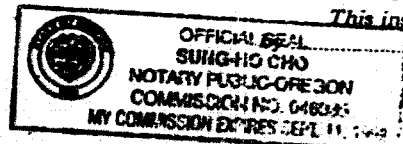
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930

David Ragan
President

Perfect Property, Inc.
A Nevada Corporation
Corporate Seal

STATE OF OREGON, County of Washington

This instrument was acknowledged before me on



David Ragan 1999

My commission expires

9/11/99
Notary Public for Oregon

SPECIAL WARRANTY DEED

PERFECT PROPERTY INC. (a Nevada corp)

DAVID & KIMBERLY L. RAGAN GRANTOR

11575 SW PACIFIC HWY #183 GRANTEE

TIGARD, OR. 97223

GRANTEE'S ADDRESS, ZIP

After recording return to:

DAVID & KIMBERLY L. RAGAN

11575 SW PACIFIC HWY #183

TIGARD, OR. 97223

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements shall be sent to the following address:

DAVID & KIMBERLY L. RAGAN

11575 SW PACIFIC HWY #183

TIGARD, OR. 97223

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 7/02/99, at 1:20 p.m.

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Linda Smith,

County Clerk

Fee \$ 30

Deputy

2001 Ragan