



WARRANTY DEED

ASPEN TITLE ESCROW NO. 05049712

AFTER RECORDING RETURN TO:

MR. AND MRS. ROBINSON

4751 BELLE ME #21KLAMATH FALLS OR 97603

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

RONALD JAMES SUMNER AND LINDA KAY SUMNER, hereinafter called
GRANTOR(S), convey(s) to KIRK P. ROBINSON AND DEANNA L.
ROBINSON, husband and wife, hereinafter called GRANTEE(S), all
that real property situated in the County of Klamath, State of
Oregon, described as:

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

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TLR "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
\$28,000.00.

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 6th day of July, 1999

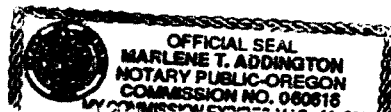
Ronald James Sumner
RONALD JAMES SUMNER

Linda Kay Sumner
LINDA KAY SUMNER

STATE OF OREGON, COUNTY OF KLAMATH)ss

29 June D.P.
On July 29, 1999, personally appeared Ronald James Sumner and
Linda Kay Sumner, DONNELL, who acknowledged the foregoing to be
their voluntary act and deed.

Before me: Marlene T. Addington
Notary Public for Oregon
My Commission Expires: 3-22-01



All that real property situated in Section 24, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and being Parcel B as shown on the Major Land Partition 80-37 filed July 17, 1981 in the office of the County Recorder, more particularly described as follows:

Beginning at a point in the old existing fence generally accepted as the South line of Section 24, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, from which the monument marking the Southeast corner of Section 24 bears North 89 degrees 16' 50" East 1899.6 feet; thence North 00 degrees 12' 50" West 150.00 feet to the true point of beginning; thence South 89 degrees 16' 50" West 674.9 feet; thence North 60 degrees 12' 50" West 150.00 feet; thence North 89 degrees 16' 50" East 674.9 feet; thence South 00 degrees 12' 50" East 150.00 feet to the true point of beginning.

TOGETHER WITH an easement over a parcel of land situated in the N 1/2 NE 1/4 of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the North line of Section 25, 774.9 feet East from the North quarter corner thereof; thence South 0 degrees 27' East to a point on the North line of the County Road; thence North 89 degrees 33' East along the North line of the County Road 60 feet to a point; thence North 0 degrees 27' West to a point on the North line of said Section 25; thence West along the North line of Section 25, 60 feet, more or less, to the point of beginning, as more fully described in Grant of Easement recorded February 14, 1967 in Book M-67 at Page 986.

AND TOGETHER WITH a 60 foot easement for ingress and egress as created on above mentioned Major Land Partition 80-37.

CODE 198 MAP 3909-2400 TL 900

State of Oregon, County of Klamath
Recorded 7/29/99, at 2:19 p. m.
In Vol. M99 Page 30230
Linda Smith,
County Clerk Fee \$ 35 - KR