

1999 AUG 13 PM 3:27

MT48926-MG
WARRANTY DEED

Vol M99 Page 32850

TERRI MCCLURG,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
HOWARD E. HVALL and SHIRLEY A. HVALL, as tenants by the entirety,
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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

TAX ACCOUNT NO.: 3909-012AA-00201-000 3909-012AA-00300-000 M-162573

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:
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 62,500.00.

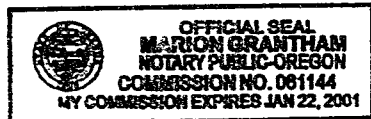
Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3026 WESTERN STREET, KLAMATH FALLS, OR 97603

Dated this 13 day of August, 1999

TERRI MCCLURG
TERRI MCCLURG

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on August 13, 1999 by TERRI
MCCLURG.



Marion Grantham
(Notary Public for Oregon)
My commission expires 1/22/01

ESCROW NO. MT48926-MG

Return to:

HOWARD E. HVALL
3026 WESTERN STREET
KLAMATH FALLS, OR 97603

EXHIBIT "A"
LEGAL DESCRIPTION

32851

PARCEL 1

A portion of Lots 28 and 29, HIGHLAND PARK Subdivision, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northwest corner of Lot 29; thence South a distance of 100 feet along the West boundary of Lot 29 to the true place of beginning; thence South along said West boundary of Lot 29 a distance of 50 feet; thence Easterly a distance of 80 feet to the West boundary of Lot 28 and continuing Easterly a distance of 80 feet across said Lot 28 to the East boundary of Lot 28; thence North 50 feet along said East boundary of Lot 28; thence West 80 feet across said Lot 28 to the West boundary of Lot 28, and continuing West a distance of 80 feet across Lot 29 to the true place of beginning.

PARCEL 2

The South 50 feet of Lots 28 and 29 of HIGHLAND PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH: A 1979 WALDEN MANUFACTURED HOME, OREGON LICENSE NO. X-162573, SERIAL NO. 11809434, WHICH IS SITUATED ON THE REAL PROPERTY DESCRIBED ABOVE.

State of Oregon, County of Klamath
Recorded 8/13/99, at 3:27 P. m.
In Vol. M99 Page 32850
Linda Smith,
County Clerk Fee \$ 35 KL