

KERRY S. PENN,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
JAMES E. ELLIS AND KAREN L. ELLIS, AND SUCCESSORS, AS TRUSTEES OF THE ELLIS
FAMILY TRUST DATED JULY 17, 1997,

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:

Lot 4 in Block 1 of WHISKEY CREEK ACRES, TRACT 1162, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

TAX ACCOUNT NO.: 3612-02000-01800

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
whosoever, 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 40,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 25662 BRADFORD LN., LAGUNA HILLS, CA 92653

Dated this 11th day of August, 1999

KERRY S. PENN

State of
County of

This instrument was acknowledged before me on Aug. 11, 1999 by KERRY
S. PENN.

(Notary Public)

My commission expires 8-4-03

ESCROW NO. MT48786-PS

Return to:

ELLIS FAMILY TRUST DATED JULY 17, 1997
25662 BRADFORD LN.
LAGUNA HILLS, CA 92653



State of Oregon, County of Klamath
Recorded 8/23/99, at 11:26 a. m.
In Vol. M99 Page 33838

Linda Smith,
County Clerk Fees 30 - KR