

WARRANTY DEED

JOHN C. GRETLEIN AND CATHERINE L. GRETLEIN, AS TENANTS BY THE ENTIRETY, AS TO AN UNDIVIDED 17/24THS INTEREST AND WILLIAM C. FRIDINGER AND GRETCHEN M. FRIDINGER, WITH RIGHT OF SURVIVORSHIP, AS TO AN UNDIVIDED 7/24THS INTEREST, Grantor(s) hereby grant, bargain, sell, warrant and convey to: **INVESTMENTS** DOUBLE DOWN, L.L.C., AN OREGON LIMITED LIABILITY COMPANY, 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:

PARCEL 1: Lots 9 & 10 in Block 6 of Tract 1163, CAMPUS VIEW, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2: Tract No. 4, PLEASANT HOME TRACTS NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM that portion conveyed to the State of Oregon, by and through its State Highway Commission, by instrument recorded August 28, 1964 in Volume 355, page 578, Deed Records of Klamath County, Oregon.

TAX ACCOUNT NO.: 3809-020BD-03800 3809-020BD-03700 3909-002AD-08900 P-009029 P-009029

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 PAID TO AN ACCOMMODATOR PURSUANT TO A 1031 TAX DEFERRED EXCHANGE

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2327 Gene Cameron Way, Medford, OR 97504

Dated this 20th day of August, 1999

John C. Gretlein
JOHN C. GRETLEIN
Catherine L. Gretlein
CATHERINE L. GRETLEIN

William C. Fridinger
WILLIAM C. FRIDINGER AS TO A UNDIVIDED
7/48THS INTEREST

Gretchen M. Fridinger POA
GRETCHEN M. FRIDINGER, AS TO AN
UNDIVIDED 7/48THS INTEREST

Polk State of Oregon 20th
County of Klamath

This instrument was acknowledged before me on Aug. 20, 1999 by JOHN C. GRETLEIN, CATHERINE L. GRETLEIN, WILLIAM C. FRIDINGER & GRETCHEN M. FRIDINGER.

Andy Bryan
(Notary Public for Oregon)
My commission expires 3-11-01

34209

Return to:

DOUBLE DOWN, L.L.C., AN OREGON LIMITED LIABILITY COMPANY
 2387 Gene Cameron Way, Medford
 OR 97504

STATE OF OREGON,

County of Klamath

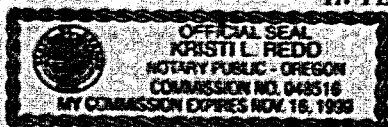
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FORM No. 23—ACKNOWLEDGMENT,
 Stevens-Ross Law Publishing Co. 181
 Portland, OR 97204 © 1992

BE IT REMEMBERED, That on this 24th day of August, 1999,
 before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
 named WILLIAM C. FRIDINGER for himself and as attorney-in-fact for
GRETCHEN M. FRIDINGER

known to me to be the identical individual 8 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.



Kristi L. Redd
 Notary Public for Oregon
 My commission expires 11/16/99

State of Oregon, County of Klamath
 Recorded 8/24/99, at 3:42 p.m.
 In Vol. M99 Page 34208
 Linda Smith,
 County Clerk Fee \$ 35 KL