

MTC 48392-MS
WARRANTY DEED

Vol. M99 Page 35621

STANLEY W. EZELL and BETTY A. EZELL, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
D & P PROPERTIES, A PARTNERSHIP,
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 98 OF MERRYMAN'S REPLAT OF VACATED PORTION OF OLD ORCHARD MANOR,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON

TAX ACCOUNT NO.: 3809-034CB-01300-000

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
PURSUANT TO AN IRC 1031 EXCHANGE ON BEHALF OF GRANTOR AND/OR GRANTEE.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1143 PINE STREET, KLAMATH FALLS, OR 97601

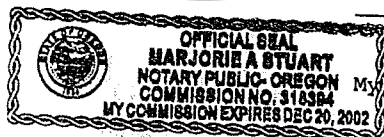
Dated this 3rd day of September, 1999.

Stanley W. Ezell
STANLEY W. EZELL

Betty A. Ezell
BETTY A. EZELL

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 3, 1999 by
STANLEY W. EZELL AND BETTY A. EZELL.



Marjorie A. Stuart
(Notary Public for Oregon)
My commission expires 12-20-02

ESCROW NO. MT48392-MS

Return to:
AMERICAN EXCHANGE SERVICES, INC.
1143 PINE STREET
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 9/03/99, at 3:36 p.m.
In Vol. M99 Page 35621
Linda Smith,
County Clerk Fee \$ 30.00

2000
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