

INDIVIDUAL WARRANTY DEED

WPT K54515
10-53986

TAX ACCT. NO. R146684

MAP NO. 2407-007CO-02600 1999 OCT 27 AM 11:10

Vol M99 Page 42839

DAVID KAMP and JUDY SNOW MEG ANNE HOPKINS and AMY MARIE HOPKINS, Grantor, conveys and warrants to

GEORGE B. REX and MELISSA R. REX, husband and wife and TONY NOVA and LAURA NOVA, husband and wife and LARRY BIELENBERG and VICKI BIELENBERG, husband and wife and VERNON PANDIAN and JILL PANDIAN, husband and wife, Grantee,

the following described real property situated in KLAMATH County, OR, free of encumbrances except as specifically set forth herein, to-wit:

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

This conveyance is subject to and excepts:
RIGHTS OF THE PUBLIC IN STREETS, ROADS AND HIGHWAYS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS OF RECORD AND 1999-2000 REAL PROPERTY TAXES, A LIEN NOT YET PAYABLE.

The consideration is being paid to Equity Advantage, Inc. as part of an IRC 1031 exchange.

The true consideration for this conveyance is \$88,000.00.

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.

DATED: 10/19/1999

DAVID KAMP

JUDY SNOW

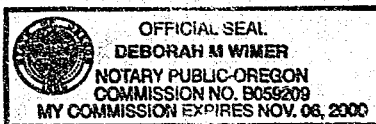
MEG ANNE HOPKINS

AMY MARIE HOPKINS

STATE OF Oregon)
) ss.
County of)

This instrument was acknowledged before me on October 22, 19 99 by David Kamp, Judy Snow, Meg Anne Hopkins and Amy Marie Hopkins.

Deborah M. Wimer
Notary Public of Oregon
My commission expires: 11-06-2000



Until a change is requested, all tax statements shall be sent to the following address: 10475 N.W. Rex Court, Portland, OR 97035

After recording return to:
Western Pioneer Title Co., P. O. Box 10146, Eugene, OR 97440

EXHIBIT "A"
DESCRIPTION OF PROPERTY

A tract of land situated in Lots 1 and 2, Block 2, BREWERS RANCHOS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the initial point of the survey of Brewer's Ranchos according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, which point is the quarter section corner between Sections 7 and 18, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; thence North $58^{\circ}13'37''$ East a distance of 79.36 feet to the true point of beginning of this description; thence North $80^{\circ}38'03''$ West a distance of 217.46 feet to a point on the arc of a 50 foot radius curve having a central angle of $161^{\circ}39'23''$; thence along the arc of said curve to the left a distance of 33.46 feet to a point on the Westerly line of Lot 2 in Block 2 of said Brewers Ranchos; thence North $18^{\circ}35'22''$ East along the Westerly line of said Lot 2 and Lot 1 of said Block 2 a distance of 94.24 feet to a point; thence South $57^{\circ}47'22''$ East a distance of 260.83 feet to a point; thence South $58^{\circ}13'37''$ West a distance of 12.84 feet to the true point of beginning.

State of Oregon, County of Klamath
Recorded 10/27/99, at 11:10a m.
In Vol. M99 Page 42839
Linda Smith,
County Clerk Fee \$ 35.00