



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01050600

AFTER RECORDING RETURN TO:
 HOWARD THOMAS CONSTRUCTION CO.
3939 So. 6TH #202
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX
 STATEMENTS TO THE FOLLOWING ADDRESS:
 SAME AS ABOVE

BRYANT W. MC COMBER and FRANCES M. MC COMBER, husband and wife,
 hereinafter called GRANTOR(S), convey(s) and warrants to HOWARD
 THOMAS CONSTRUCTION CO., an Oregon corporation, hereinafter
 called GRANTEE(S), all that real property situated in the
 County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
 THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
 HEREIN

"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 30.390." *See. B*

and covenant(s) that grantor is the owner of the above described
 property free of all encumbrances except covenants, conditions,
 restrictions, reservations, rights, rights of way and easements
 of record, if any, and apparent upon the land, contracts and/or
 liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
 lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
 \$36,800.00.

In construing this deed and where the context so requires, the
 singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
 this 3rd day of December, 1999.

Bryant W. McComber
 BRYANT W. MC COMBER

Frances M. McComber
 FRANCES M. MC COMBER

STATE OF OREGON, County of Klamath)ss.

The foregoing instrument was acknowledged before me this 7th
 day of December, 1999, by Bryant W. McComber and Frances M. Mc
 Comber.

Before me: *Marlene T. Audington*
 Notary Public for Oregon
 My Commission Expires: March 22, 2001

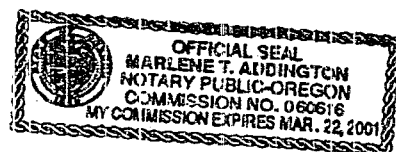


EXHIBIT "A"

48216

PARCEL 1:

Lot 6, Block 41, NICHOLS ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the most Westerly corner of said Block 41, said point also being the intersection of the Northeasterly line of 6th Street and the Southeasterly line of Washington Street; thence Northeasterly along the Northwestern line of said Block 41, 100 feet to the true point of beginning; thence Southeasterly at right angles 80 feet to a point; thence Northeasterly at right angles 30 feet to a point on the Northeast line of said Lot 6; thence Northwesternly along said line 100 feet more or less to the most Northerly corner thereof; thence Southwesterly along the Northwestern line of said Block 41, 30 feet to the point of beginning.

CODE 1 MAP 3809-32AB TL 7600

PARCEL 2:

Westerly 30 feet of the Northerly 60 feet of Lot 7, Block 41, NICHOLS ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-32AB TL 7700

State of Oregon, County of Klamath
Recorded 12/07/99, at 3:26 p.m.
in Vol. M99 Page 48215
Linda Smith,
County Clerk Fee \$ 35⁰⁰