

WARRANTY DEED

LUTHER R. NOBLE, "Grantor," hereby conveys and warrants, to DAVID NOBLE and VIRGINIA VIEIRA, as Co-Trustee of the MARY ANN NOBLE Trust, or to such Successor Trustee(s), of such trust created under such instrument as may hereafter be appointed, "Grantees," of the following real property, free of encumbrances except for matters of public record:

An undivided 1/3 interest in the following:

Township 40 South, Range 14½ East of the Willamette Meridian, Klamath County, Oregon:

Section 25: W½W½

Section 36: W½NE¼, also 40 acres, more or less, lying East of fence existing on November 2, 1959, across E½SW¼ of said Section, Township and Range; NW¼NW¼ and SE¼, EXCEPT that part of said SE¼ lying Southeasterly of the line parallel with and 225 feet Northwesterly from the Northerly line of Bear Flat-Deer Spring Road. ALSO the E½NE¼

subject to that certain Trust Deed from James P. O'Keefe, David R. Noble and Luther R. Noble to Klamath County Title Company recorded in Volume M94 Page 2132, Deed Records of Klamath County, Oregon.

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEEES AND GRANTEEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED. IT IS THE INTENTION OF THE GRANTOR TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

The true consideration for this conveyance is \$0.

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 this day of 4 6 2000, 2000.

Luther R. Noble
LUTHER R. NOBLE

STATE OF OREGON)
County of Klamath) ss.

The foregoing instrument was acknowledged before me this 46 day of April, 2000 by LUTHER R. NOBLE.



Patricia M. Johnson
Notary Public for Oregon
My Commission Expires: 6-17-2002

AFTER RECORDING SEND TO:
Jerry M. Molatore
426 Main Street
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO:
Mary Ann Noble, Trustor of the
Mary Ann Noble Trust
26175 Highway 70
Bonanza, OR 97623

State of Oregon, County of Klamath
Recorded 04/12/00, at 8:03 a. m.
In Vol. M00 Page 11899
Linda Smith,
County Clerk Fee \$ 21.00