

200 JUL 10 PM 3:25

MTS 51436  
WARRANTY DEED

Vol M00 Page 25126

BLY PARK, LLC, AN OREGON LIMITED LIABILITY COMPANY,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

**RAMON WEST & LISA WEST, as tenants by the entirety**  
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 1 in Block 7 of TRACT NO. 1102, FIRST ADDITION TO BLEY-WAS HEIGHTS,  
according to the official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon.

ACCT #3714-003DB-00200 KEY #407072

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:  
SUBJECT TO:

TRUST DEED, RECORDED ON AUGUST 28, 1997 IN VOLUME M97, PAGE 28295,  
MICROFILM RECORDS OF KLAMATH COUNTY, OREGON IN FAVOR OF W. NORMAN  
LEDBETTER & KNUE LEDBETTER, WITH SURVIVORSHIP, AS BENEFICIARY. THE ABOVE  
NAMED GRANTEEES HEREBY AGREE TO ASSUME AND PAY IN FULL THE ABOVE DESCRIBED  
TAXES AND TRUST DEED.

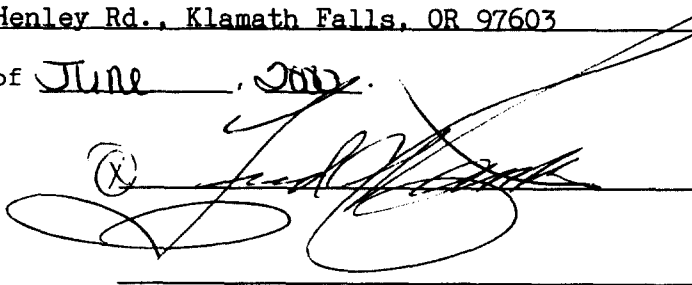
and the grantor will warrant and forever defend the said premises and every  
part and parcel thereof against the lawful claims and demands of all persons  
whomsoever, except those claiming under the above described encumbrances.

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: 5911 Henley Rd., Klamath Falls, OR 97603

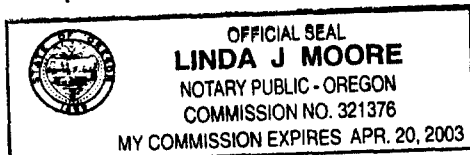
Dated this 30th day of June, 2000.

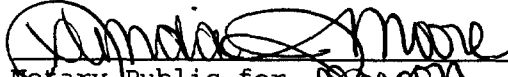


STATE OF Oregon ss. On June 30th, 2000  
COUNTY OF Clackamas

Personally appeared the above named Fred C. Rathbone as managing  
member of Bly Park, LLC, an Oregon limited liability company  
and acknowledged the foregoing instrument to be the voluntary act. of said  
company.

Before me:



  
Notary Public for Oregon  
My commission expires 4/20/03

ESCROW NO. MT51436-KR

Return to:  
RAMON WEST & LISA WEST  
5911 HENLEY RD  
KLAMATH FALLS OR 97603

State of Oregon, County of Klamath  
Recorded 07/10/00, at 2:25 p m.  
In Vol. M00 Page 25126  
Linda Smith,  
County Clerk Fee \$ 21.00