

mtc 81776-LW
WARRANTY DEED

Vol M00 Page 31231

KELLY W. MCCARTY and KRISTINE R. MCCARTY, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell, warrant and convey to:
WALLACE W. BRADLEY, TRUSTEE OF THE BRADLEY FAMILY TRUST,
 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
3809-033BC-0010-000 415349

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 A TRUST DEED DATED FEBRUARY 19, 1998, RECORDED FEBRUARY
 27, 1998, IN VOLUME M98, PAGE 6451, MICROFILM RECORDS OF KLAMATH COUNTY,
 OREGON WHICH THE BUYER AGREES TO ASSUME AND PAY."

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 **172,229.65.**

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 2023 Benson Ave Klamath Falls, OR 97601

Dated this 25 day of August, 2000.

Kelly W. McCarty
 KELLY W. MCCARTY

Kristine R. McCarty
 KRISTINE R. MCCARTY

State of Oregon
 County of KLAMATH

This instrument was acknowledged before me on August 25, 2000 by KELLY
 W. MCCARTY AND KRISTINE R. MCCARTY.

Lisa Weatherby
 (Notary Public for Oregon)

My commission expires 11/20/2003

ESCROW NO. MT51776-LW

Return to:

THE BRADLEY FAMILY TRUST
2023 Benson Ave.
Klamath Falls, OR
97601

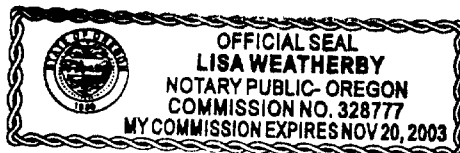


EXHIBIT "A"
LEGAL DESCRIPTION

All of Lot 10 and those portions of Lots 8 and 9, Block 8, RAILROAD ADDITION TO THE CITY OF KLAMATH FALLS, lying Southerly of the extension of a line running Northeasterly and Southwesterly located in the center of the common wall separating the building located substantially on said Lot 8 and the building located substantially on said Lots 9 and 10, in the County of Klamath, State of Oregon, said line being more particularly described as follows:

Beginning at a point on the West line of Lot 9, said point being South 00 degrees 21' East, a distance of 0.92 feet from the Northwest corner of Lot 9; thence North 89 degrees 20' 48" East along the centerline of said common wall and its Northeasterly and Southwesterly extensions, a distance of 135.20 feet to a point on the East line of Lot 8, a distance of 0.04 feet Northwesterly from the Southeast corner of Lot 8.

State of Oregon, County of Klamath
Recorded 08/25/00, at 3:21 p. m.
In Vol. M00 Page 31231
Linda Smith,
County Clerk Fee \$ 26.⁰⁰