

AMT 52065 TM

WARRANTY DEED

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ROLLIE D. KNAGGS and JANELLE LEE KNAGGS, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell, warrant and convey to:
 ROLLIE H. KNAGGS and FRAN A. KNAGGS, 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:

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

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;
 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 50,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address:

Dated this 1st day of September, 2000.

Rollie D. Knaggs
 ROLLIE D. KNAGGS

Janelle Lee Knaggs
 JANELLE LEE KNAGGS

State of Oregon
 County of KLAMATH

This instrument was acknowledged before me on Sept 1, 2000 by
 ROLLIE D. KNAGGS AND JANELLE LEE KNAGGS.

Tamara L. McDaniel
 (Notary Public for Oregon)

My commission expires 12/17/01

ESCROW NO. MT52065-TM

Return to:
 ROLLIE H. KNAGGS



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EXHIBIT "A" LEGAL DESCRIPTION

All of that part of Lots 12 and 13, Block 26, HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point on the line between Lots 11 and 12, Block 26, said Hot Springs Addition, which point is half way between the Northeasterly line of Alameda Street and the Southwesterly line of the alley located between said Lots 11 and 12 and Lot 6 of said Block; thence from said point of beginning in a Southeasterly direction through said Lots 12 and 13 on a line parallel to the line of the alley aforesaid to the Northwesterly line of Esplanade Street; thence Southwesterly along said line of Esplanade Street to the Northeasterly line of Alameda Street; thence Northwesterly along the Northeasterly line of Alameda Street to the Southwesterly corner common to said Lots 11 and 12; thence in a Northeasterly direction along the lot line between said Lots 11 and 12 to the point of beginning.

State of Oregon, County of Klamath
Recorded 09/01/00, at 11:30 a.m.
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Linda Smith,
County Clerk Fee \$ 26⁰⁰