

DORIS DRAKE,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

JAMES G. MILLER,

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 B IN BLOCK 45, SUPPLEMENTAL PLAT OF LOTS 1, 2, 7 AND 8 IN BLOCK 45 OF NICHOLS 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.

ACCT# 3809-29DD-8500

KEY# 371706

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 42,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1454 NW DAVENPORT, BEND, OR 97701

Dated this 3RD day of OCT, 2000.

Doris Drake
X DORIS DRAKE

State of CALIFORNIA
County of ALAMEDA

This instrument was acknowledged before me on OCT 3RD, 2000 by DORIS DRAKE.

Richard E. Kislingbury
(Notary Public)

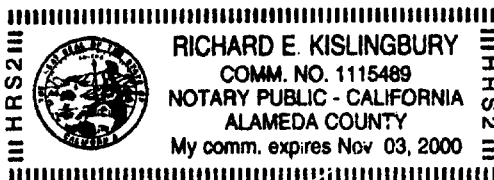
My commission expires

11-3-2000

ESCROW NO. MT52131-KR

Return to:

JAMES G. MILLER
1454 NW DAVENPORT
BEND, OR 97701



State of Oregon, County of Klamath
Recorded 10/09/00, at 2:23 p.m.
In Vol. M00 Page 36729
Linda Smith,
County Clerk Fee\$ 21⁰⁰