

## After Recording Return to:

pt. Barry Rubenstein  
Watkinson Laird Rubenstein Lashway & Baldwin, P.C.  
P.O. Box 10567  
Eugene, OR 97440

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

NO CHANGE

**WARRANTY DEED - STATUTORY FORM**

Frank Geoffrey Marx (also known as F. Geoffrey Marx), Grantor, conveys and warrants to Nancy L. Marx, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

See the attached Exhibit 1.

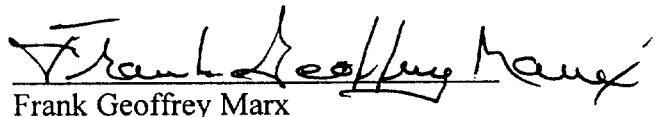
Subject to: Easements, conditions, restrictions, and encumbrances of record.

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 consideration for this conveyance is none.

The liability and obligations of Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature and terms of any right of indemnification available to Grantor under any title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligations.

Dated this 22nd day of Nov., 2000.

  
Frank Geoffrey Marx

STATE OF OREGON            )  
                                      ) ss.  
County of Klamath         )

This instrument was acknowledged before me on November 22, 2000, by Frank Geoffrey Marx.



Christine L. Juza  
Notary Public for Oregon  
My commission expires: 10-11-03

## EXHIBIT 1

Parcel 1:

Lot 113, RUNNING Y RESORT, PHASE 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Parcel 2:

Lot 10 of Tract 1289 FOURTH ADDITION TO EAST HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 3:

LOT 27, BLOCK 3, TRACT NO. 1120, SECOND ADDITION TO EAST HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ALSO, the following described real property situate in Klamath County, Oregon being a portion of Lot 28, Block 3, TRACT NO. 1120, SECOND ADDITION TO EAST HILLS ESTATES and more particularly described as follows:

Beginning at a point which is south 00 degrees 21' 05" East, 124.32 feet from the Northwest corner of said lot 28, Block 3; thence continuing South 00 degrees 21' 05" East, 260.85 feet to the Southwest corner of said Lot 28; thence North 84 degrees 22' 25" East, 506.26 feet to the Northerly beginning of the Cul-de-sac of Kimberly Court; thence North 29 degrees 56' 32" East 110.00 feet, thence North 47 degrees 50' 02" West, 159.49 feet to the Southeast corner of Lot 5, Block 3, TRACT NO. 1103, EAST HILLS ESTATES; thence along the Southerly line of said TRACT NO. 1103; North 48 degrees 43' 56" West, 130.38 feet; West 136.65 feet; South 24 degrees 49' 43" West, 85.03 feet to the most Southerly corner of Lot 1, Block 3 of said TRACT NO. 1103; thence West 171.77 feet to the point of beginning.

EXCEPTING THEREFROM, a tract of land situated in Lot 28, Block 3, of TRACT NO. 1120, SECOND ADDITION TO EAST HILLS ESTATES, a subdivision located in the NE1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 1/2" iron pin on the West line of said Lot 28, from which the Northwest corner of said Lot 28 bears North 00 degrees 21' 05" West, 124.32 feet; thence South 00 degrees 21' 05" East on said West line, 100.00 feet to a 1/2" iron pin; thence South 89 degrees 56' 53" East, 110.60 feet to a 1/2" iron pin; thence North 00 degrees 21' 05" West 100.00 feet to a 1/2" iron pin; thence North 89 degrees 56' 53" West, 110.60 feet to the point of beginning.

State of Oregon, County of Klamath  
Recorded 11/29/00, at 3:01 p. m.  
In Vol. M00 Page 42863  
Linda Smith,  
County Clerk Fee \$ 31.<sup>00</sup>