



Aspen

TITLE & ESCROW, INC. WARRANTY DEED

ASPEN TITLE ESCROW NO. 01052096

AFTER RECORDING RETURN TO:
CRAIG R. LETZ
32441 Modoc Pt. Rd.
Chiloquin, Or 97624

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

MATTHEW C. KRITZER and KELLY N. KRITZER, husband and wife,
hereinafter called GRANTOR(S), convey(s) and warrants to CRAIG
R. LETZ, hereinafter called GRANTEE(S), all that real property
situated in the County of Klamath, State of Oregon, described
as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN

CRZ

"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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$50,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 27th day of November, 2000.

Matthew C. Kritzer
MATTHEW C. KRITZER

Kelly N. Kritzer
KELLY N. KRITZER

STATE OF OREGON, County of Marion) ss.

The foregoing instrument was acknowledged before me this 29th
day of November, 2000, by MATTHEW C. KRTIZER and KELLY N.
KRTIZER.

Before me: Edith Ann Abbott
Notary Public for Oregon
My Commission Expires: Sept. 14, 2002

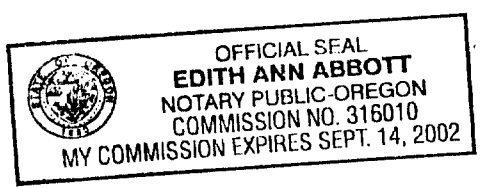


EXHIBIT "A"

Beginning at a point 42 feet East of the Northwest corner of the SE 1/4 SE 1/4 which is also the Northwest corner of Lot 24, of Section 19, Township 35 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon; thence running East 209 feet; thence South 209 feet; thence West 110 feet to the Dalles-California Highway; thence West 64 degrees 40' North (North 25 degrees 20' West) along the said highway a distance of 231 feet to the point of beginning.

CODE 118 MAP 3507-1900 TL 800

~~11-29-2000~~ MCK KNK
Date: 11-29-2000
Time: 1:30

CRL

State of Oregon, County of Klamath
Recorded 12/01/00, at 11:12 a. m.
In Vol. M00 Page 43247
Linda Smith,
County Clerk Fee \$ 26⁰⁰