

'01 MAR 26 AM 11:18

mtc 53196-KR
WARRANTY DEED

Vol. M01 Page 11906

PETER M. BOURDET aka PETE BOURDET,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
TIMOTHY C. BERTLING,
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:

Parcel 3 of Land Partition 47-96 being Parcel 2 of Land Partition 74-94
situated in the SW 1/4 SW 1/4 of Section 23, Township 34 South, Range 7
East of the Willamette Meridian, Klamath County, Oregon.

KEY #881677

MAP #3407-02300-00605

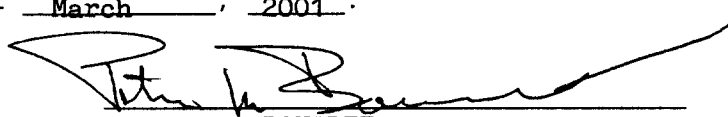
SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any;
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, 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 pursuant to an IRC
1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: Timothy C. Bertling, PO Box 3417, Winter Park, CO 80482

Dated this 22nd day of March, 2001.


PETER M. BOURDET

STATE OF Oregon ss. March 22 2001
COUNTY OF Klamath

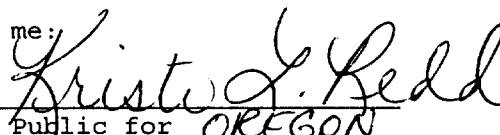
Personally appeared the above named Peter M. Bourdet, aka Pete Bourdet

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:


Notary Public for OREGON
My commission expires 11/16/2003

ESCROW NO. MT53196-MS

Return to:

Timothy C. Bertling

PO Box 3417

Winter Park, CO 80482

State of Oregon, County of Klamath
Recorded 03/26/01, at 11:18a.m.
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Linda Smith,
County Clerk Fee \$ 21.00