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IN THE CIRCUIT COURT FOR THE STATE OF OREGON
FOR THE COUNTY OF KLAMATH

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CECIL JAMES and MILDRED JAMES, Trustees
of the JAMES FAMILY TRUST U.A.D.
JUNE 21, 1993,

Plaintiff(s),

vs.

DONALD H. CARTER and CHRISTINE L.
CARTER, Husband and Wife; VIRGINIA
CAROLAN OGDEN, Trustee of the OGDEN
FAMILY TRUST; ROBERT B. MILLER AND
MARJORIE L. MILLER; DONALD HARLEY OF
PRITT-CARTER; KLAMATH COUNTY AND CREDIT
BUREAU OF KLAMATH COUNTY,

Defendant(s).

Court No. 0000796CV
Sheriff No. 00-00033

SHERIFF'S DEED

THIS DEED made 04/16/01, between [3f Timothy M. Evinger, Sheriff of Klamath County, hereinafter called Grantor and CECIL JAMES AND MILDRED JAMES, TRUSTEES OF THE JAMES FAMILY TRUST U.A.D. JUNE 21, 1993 hereinafter called Grantee.

A judgment was entered in the above court, and the court thereafter issued a Writ of Execution and pursuant thereto on 09/26/00, all of the interest of the Defendant(s) in the real property was sold at public auction in the manner provided by law, for the sum of \$80,000.00 , to

CECIL JAMES & MILDRED JAMES TRUSTEES
OF JAMES FAMILY TRUST U.A.D.

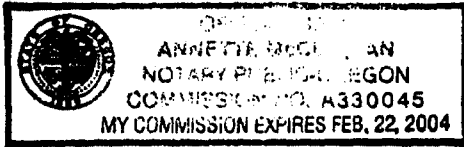
the highest bidder(s). I executed and delivered to the purchaser a Certificate of Sale and filed a Return of Sale with the above court, and the time for redeeming (if any) has expired, the real property has not been redeemed from the sale, and the Grantee herein is the owner and holder of the Certificate of Sale and has delivered the Certificate to Grantor. NOW, THEREFORE, in consideration of the sum paid for the real property, Grantor does hereby convey to Grantee all the interest of the Defendant(s) in the real property described as follows:

Tract 36, NEW DEAL TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
Commonly known as 4423 Shasta Way, Klamath Falls, OR

The West one-half of Lots 11 and 12 and all of Lot 13 together with the Easterly 10 feet of Vacated Fairhaven Street adjacent to Lot 13, in Block 32, West Klamath, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
Commonly known as 5215 Peggy Avenue, Klamath Falls, OR

IN WITNESS WHEREOF, the Grantor has executed this instrument on 04/16/01.

Timothy M. Evinger, Sheriff
Klamath County, Oregon

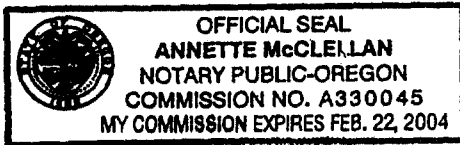


By Rebecca Dailey
Deputy

State of Oregon
County of Klamath

Signed or attested before me on 04/16/01
by DAILEY, REBECCA

Annette McClellan Records Clerk/Notary



State of Oregon, County of Klamath
Recorded 04/24/01, at 8:06 a. m.
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Linda Smith,
County Clerk Fee \$ 26⁰⁰