

Title Order No. 138566-BM
Escrow No. 138566-BM

After recording return to:
Steven A. Runyon
Hwy Contract 63, Box 400
Chiloquin, OR 97624

Name, Address, Zip
Until a change is requested all tax statements shall be sent to the following address.
Steven A. Runyon
Hwy Contract 63, Box 400
Chiloquin, OR 97624
Name, Address, Zip

This space reserved for recorder's use

Vol M01 Page 20097

STATUTORY WARRANTY DEED

Lyle E. Heding and Rita A. Harris, as tenants in common, Grantor, conveys and warrants to Steven A. Runyon and Copper P. Runyon, as tenants by the entirety, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath county, OREGON, to wit:

Legal Description as referenced in Attached Exhibit "A"

Tax Acct. No. 3207-2500-300 and 3207-2400-1200

This property is free from encumbrances, EXCEPT:

All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

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 \$230,000.00. (Here comply with the requirements of ORS 93.030)

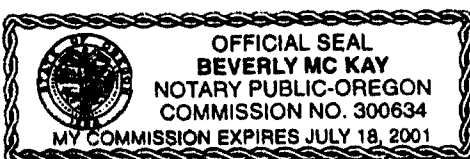
Dated this 1st day of May, 2001

Lyle E. Heding
Lyle E. Heding

Rita A. Harris
Rita A. Harris

STATE OF OREGON, County of DESCHUTES

This instrument was acknowledged before me on May 1st, 01
by LYLE E. HEDING AND RITA A. HARRIS



Beverly McKay Beverly McKay
Notary Public for Oregon
My commission expires 7/18/2001

EXHIBIT "A"

Starting at a point on the Southern Pacific Railroad right of way on the East and West Quarter Line at approximately the West 1/16th corner of Section 25, Township 32 South, Range 7 East of the Willamette Meridian; thence running West to the Quarter corner between Sections 25 and 26; thence North one mile to the Quarter corner between Sections 23 and 24; thence East 1347 feet to the Southern Pacific Railroad right of way; thence following the said railroad right of way South and East to the point of beginning, in the County of Klamath, State of Oregon.

SAVE AND EXCEPT that portion of the herein described property conveyed to the State of Oregon by and through its State Highway Commission by instrument dated May 18, 1946, recorded May 29, 1946 in Book 190 at Page 18, Deed Records of Klamath County, Oregon.

CODE 8 MAP 3207-2500 TL 300
CODE 8 MAP 3207-2400 TL 1200

State of Oregon, County of Klamath
Recorded 05/02/01, at 2:14 p. m.
In Vol. M01 Page 20097
Linda Smith,
County Clerk Fee \$ 26⁰⁰