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K-55770

WARRANTY DEED

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Grantor: Merle West Medical Center, Inc., aka Merle West Medical Center, an Oregon non-Profit Corporation

Grantee: Crystal Terrace Retirement Community, LLC, an Oregon Limited Liability Company

Consideration: \$4,924,000.00

KNOW ALL MEN BY THESE PRESENTS, That Merle West Medical Center, Inc., aka Merle West Medical Center, an Oregon non-Profit Corporation, hereinafter called Grantor, for the consideration hereinafter stated, to grantor paid by Crystal Terrace Retirement Community, LLC, an Oregon Limited Liability Company, hereinafter called Grantee, does hereby grant, bargain, sell and convey unto Grantee and Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Said property is described on Exhibit A, which is attached hereto and incorporated by their reference.

Subject to: Easements, rights of way of record and those apparent on the land.

To Have and to Hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except those set forth above, and that 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$4,924,000.00.

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.

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In Witness Whereof, the Grantor has executed this ^{June}~~May~~ 8 day of ~~May~~, 2001; if a corporate Grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

Merle West Medical Center, Inc.
An non-Profit Oregon Corporation



Paul Stewart, President

STATE OF OREGON)
) SS
County of Klamath)

This instrument was acknowledged before me on June 8, 2001 by Paul Stewart as President of Merle West Medical Center, Inc., a non-Profit Oregon Corporation.



Notary Public for Oregon
My Commission Expires: 8-2-03

After recording, return to:
Crystal Terrace Retirement Community, LLC
2735 12th Street, SE
Salem, OR 97302



Until requested otherwise,
send all tax statements to:
Crystal Terrace Retirement Community, LLC
2735 12th Street, SE
Salem, OR 97302

DESCRIPTION FOR CRYSTAL TERRACE PARCEL

27207

Parcel 1 of Land Partition 62-00 as shown on the official plat thereof on file at the office of the County Clerk, Klamath County, Oregon, situate in the SE 1/4 NE 1/4 of Section 20, Township 38 South, Range 9 East of the Willamette Meridian.

State of Oregon, County of Klamath
Recorded 06/08/01, at 355 P m.
In Vol. M01 Page 27205
Linda Smith,
County Clerk Fee\$ 31-

Exhibit A