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MT54318-MS
WARRANTY DEED

Vol. M01 Page 36151

JERRY WAYNE RODGERS and HELEN LYNN RODGERS, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
BERNARD ACHLEITHNER,
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:

LOT 33 YALTA GARDENS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN
THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3909-002AB-07600-000

512010

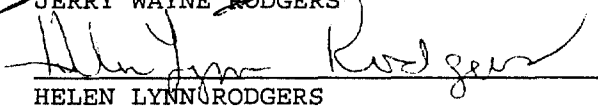
SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, 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 99,000.00.

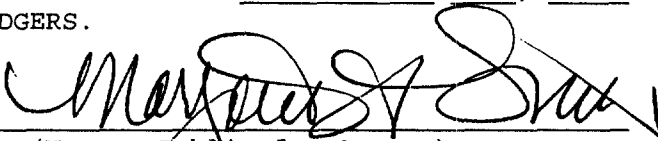
Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5040 BRYANT AVENUE, KLAMATH FALLS, OR 97603

Dated this 20th day of July, 2001.


JERRY WAYNE RODGERS

HELEN LYNN RODGERS

State of Oregon
County of KLAMATH

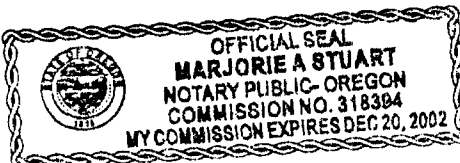
This instrument was acknowledged before me on July 20, 2001 by JERRY
WAYNE RODGERS AND HELEN LYNN RODGERS.


(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT54318-MS

Return to:
BERNARD ACHLEITHNER
5040 BRYANT AVENUE
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 07/23/01 at 11:11 a.m.
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Linda Smith,
County Clerk Fee \$ 21.00