

GRANTOR NAME AND ADDRESS Joseph J. McManus and Lois L. McManus, Trustees of the McManus Family Trust uad 1-20-95, 23561 Coyote Springs Dr., Diamond Bar, CA 91765

GRANTEE NAME AND ADDRESS Amuchastegui Building, Inc., 520 Klamath Ave., Klamath Falls, OR 97601

AFTER RECORDING RETURN TO ^{oe} Neal G. Buchanan, 435 Oak Ave., Klamath Falls, OR 97601

SEND TAX STATEMENTS TO Grantee

WARRANTY DEED - STATUTORY FORM

JOSEPH J. McMANUS and LOIS L. McMANUS, Trustees of the McManus Family Trust uad 1-20-95, Grantor(s), conveys and warrants to AMUCHASTEGUI BUILDING, INC., an Oregon corporation, Grantee(s), the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

"Lot 16 of Tract 1287, Agency Lake Ranches, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon"

SUBJECT TO contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the land.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND 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 \$_____. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration.

DATED this 19th day of July, 2001.

McMANUS FAMILY TRUST, uad 1-20-95

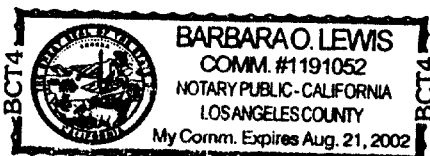
Joseph J. McManus
Joseph J. McManus, Trustee

Lois L. McManus
Lois L. McManus, Trustee

STATE OF CALIFORNIA, County of Los Angeles) ss.

On July 19, 2001 before me, Barbara O. Lewis, Notary Public personally appeared Joseph J. McManus and Lois L. McManus personally known to me or - ☒ proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities.

WITNESS my hand and official seal.



Barbara O. Lewis
NOTARY PUBLIC FOR CALIFORNIA

State of Oregon, County of Klamath
Recorded 07/24/01 at 3:56 p.m.
In Vol. M01 Page 36656
Linda Smith,
County Clerk Fee \$ 21⁰⁰