

'01 AUG 24 PM3:21

MT54671-KR
WARRANTY DEED

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PETER M. BOURDET,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
Michael J. Moran and Nancy K. Moran, Trustees of The Moran Family Trust, as to
an undivided 52.6% interest AND Lee S. Packard and Nancy P. Moran, Trustees of
The Packard Family Trust, as to an undivided 47.4% interest.,
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 19 of TRACT 1314 - PINE RIDGE RANCHES, according to the official plat
thereof on file in the office of the County Clerk of Klamath County,
Oregon.

ACCT #3407-022D0-02400

KEY #883903

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 pursuant to an IRC
1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 4850 CRESTLAND DRIVE, LA MESA, CA 91941

Dated this 23rd day of August, 2001.



STATE OF OREGON

SS. August 23, 2001

COUNTY OF KLAMATH

Personally appeared the above named _____

PETER M. BOURDET

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:



Notary Public for Oregon

My commission expires 11/16/2003

ESCROW NO. MT54671-KR

Return to:

NANCY K. MORAN

4850 CRESTLAND DRIVE

LA MESA, CA 91941

State of Oregon, County of Klamath
Recorded 08/24/01 at 3:21 p. m.
In Vol. M01 Page 43380
Linda Smith,
County Clerk Fee\$ 21.00

21.00M