

WARRANTY DEED -- STATUTORY FORM

Vol M01 Page 65082

Grantors: John H. Riggs and Cheryl D. Riggs
 Grantee: Cheryl D. Riggs, Trustee
 After recording return to: *ph* Cheryl D. Riggs, Trustee
 137 E. Arctic Avenue
 Palmer, Alaska 99645
 Address for tax statements: Cheryl D. Riggs, Trustee
 137 E. Arctic Avenue
 Palmer, Alaska 99645

Consideration: The true consideration for this conveyance is \$NONE. The actual consideration consists of other value given.

JOHN H. RIGGS and CHERYL D. RIGGS, husband and wife, Grantors, convey and warrant to CHERYL D. RIGGS, Trustee of the CHERYL D. RIGGS 2001 Trust, Grantees, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon:

A tract of land situated in Section 6, Township 39 South, Range 11, East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the South 1/16 corner, from which the section corner common to Sections 5, 6, 7 and 8 of said Township and Range is Southerly 1320 feet, more or less; thence Northerly along said Section line between said Sections 5 and 6, 1218 feet, more or less, to the Southerly right of way line of the Bonanza-Dairy Highway; thence along said right of way North 56 degrees 58'22" West, 3890 feet to a point from which the section corner common to said Sections 5, 6, 7 and 8 bears South 35 degrees 07'15" East, 5695.43 feet; thence South 41 degrees 39'13" West, 255.74 feet; thence South 35 degrees 16'04" East 188.46 feet; thence South 26 degrees 46'50" East, 586.15 feet; thence Southerly 235 feet, more or less, to an iron pin being the Northeast corner of that tract of land described as the exception from Parcel 3 in Deed Volume M78, page 13640 of the Klamath County deed records; thence along the East line of said Deed Volume - Parcel 3 exception, South 68.7 feet to an iron pin; thence along the Westerly line of said Deed Volume, Parcel 3, Paragraph 2, South 29 degrees 51' East, 843.7 feet to an iron pin and South 00 degrees 13' West, 183.7 feet to the center 1/4 corner of said Section thence Southeasterly to the SE1/16 corner of said Section 6; thence Easterly to the point of beginning.

The said property is free from encumbrances except easements, conditions, restrictions and roadways of record.

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.

Dated this 20th day of December, 2001.

John H. Riggs
 JOHN H. RIGGS

Cheryl D. Riggs
 CHERYL D. RIGGS

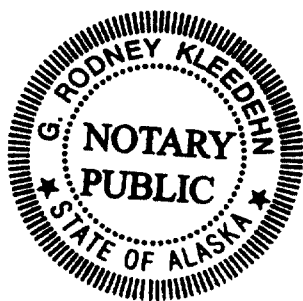
STATE OF ALASKA

} ss.

December 12, 2001.

THIRD JUDICIAL DISTRICT

Personally appeared the above-named JOHN H. RIGGS and CHERYL D. RIGGS, and acknowledged the foregoing instrument to be their voluntary act and deed.



Notary Public for Alaska

My Commission expires: 12-10-04

State of Oregon, County of Klamath
 Recorded 12/20/01 11:32 a. m.
 Vol M01, Pg 65082
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 1