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mtc 55986-m

State of Oregon, County of Klamath
Recorded 01/11/2002 11:05 a. m.
Vol M02, Pg 1813-1815
Linda Smith, County Clerk
Fee \$ 3.00 # of Pgs 3

RECORDING COVER SHEET

ALL TRANSACTIONS, PER ORS 205.234

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON
PRESENTING THE ATTACHED INSTRUMENT FOR
RECORDING. ANY ERRORS IN THIS COVER SHEET
DO NOT AFFECT THE TRANSACTION(S) CONTAINED
IN THE INSTRUMENT ITSELF.

AFTER RECORDING RETURN TO

name and address of the person authorized to receive the
instrument after recording, as required by ORS 205.180(4)
and ORS 205.238.

James Woodward
P.O. Box 851
Klamath Falls, OR 97601

1. **NAME(S) OF THE TRANSACTION(S)**, described in the attached instrument and required by ORS 205.234(a).
Note: Transaction as defined by ORS 205.010 "means any action required or permitted by law to be recorded including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property."

Specific Power of Attorney

2. **DIRECT PARTY**, name(s) of the person(s) described in ORS 205.125(1)(b) or
GRANTOR, as described in ORS 205.160.

Doris K. Woodward

3. **INDIRECT PARTY**, name(s) of the person(s) described in ORS 205.125(1)(a) or
GRANTEE, as described in ORS 205.160.

James P. Woodward

4. **TRUE AND ACTUAL CONSIDERATION PAID** for instruments conveying or contracting to convey fee title to any
real estate and all memoranda of such instruments, reference ORS 93.030.

n/a

5. **UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING**
ADDRESS for instruments conveying or contracting to convey fee title to any real estate, reference ORS 93.260.

n/a

6. **FULL OR PARTIAL SATISFACTION, IF ANY, OF THE LIEN CLAIM CREATED BY THE ORDER or**
WARRANT, for instruments to be recorded in County Clerk Lien Records, reference ORS 205.125(1)(e).

n/a

7. **THE AMOUNT OF THE CIVIL PENALTY OR THE AMOUNT, INCLUDING PENALTIES, INTEREST AND**
OTHER CHARGES, FOR WHICH THE WARRANT, ORDER OR JUDGMENT WAS ISSUED, for instruments to
be recorded in County Clerk Lien Records, reference ORS 205.125(1)(c) and ORS 18.325.

n/a

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POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, DORIS K. WOODWARD have made, constituted and appointed, and by these presents do hereby make, constitute and appoint JAMES P. WOODWARD my true and lawful attorney for me and in my name, place and stead, and for my use and benefit to: Execute any and all documents necessary to sell and convey, mortgage and hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

2950 CREST STREET, , KLAMATH FALLS, OR 97603
more particularly described as follows:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE with all the privileges and appurtenances thereunto belonging or in any wise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

In construing this instrument and where the context so requires, the singular includes the plural.

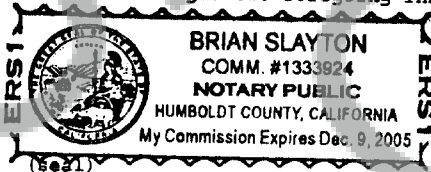
Dated 1-7-02

Doris Woodward
DORIS K. WOODWARD

STATE OF California
COUNTY OF Humboldt SS.

Personally appeared the above named Doris K. Woodward

and acknowledged the foregoing instrument to be her voluntary act.



Before me:

Brian Slayton
Notary Public for California
My commission expires December 9, 2005

POWER OF ATTORNEY

STATE OF OREGON,

DORIS K. WOODWARD

County of _____

I certify that the within instrument was received for record on the _____ day of _____, at _____ o'clock _____ M., and recorded in book/record/volume No. _____ on page _____ or as fee/file/instrument/microfilm/telexception No. _____, Record of Mortgages of said County.

Witness by my hand and seal of County of _____

AFTER RECORDING RETURN TO:

James P. Woodward

P.O. box 851

Klamath Falls, OR 97601

NAME

TITLE

By _____ Deputy

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

Lot 12, Block 4, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH an easement for driveway purposes over the following described property, to wit:

Fifteen (15) feet off the Westerly end of the West half of Lot 11, Block 4, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2

The Westerly fifteen (15) feet of the West one-half (W 1/2) of Lot 11, Block 4, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the Southerly 5 feet thereof conveyed to Klamath County for road purposes by instrument recorded June 21, 1961 in Volume 330 at page 391, Deed Records of Klamath County, Oregon and recorded August 2, 2001 in Volume M01, page 38892, Microfilm Records of Klamath County, Oregon.