



THIS SPACE RESERVED FOR RECORDER'S USE
MTL56736-MS

After recording return to:
SONOMA EXCHANGE CORPORATION
370 WEST NAPA STREET
SONOMA, CA 95476

Until a change is requested all
tax statements shall be sent to
the following address:
SONOMA EXCHANGE CORPORATION
370 WEST NAPA STREET
SONOMA, CA 95476

Escrow No. MT56736-MS
Title No. _____

Vol M02 Page 23686

State of Oregon, County of Klamath
Recorded 04/22/2002 3:14 p.m.
Vol M02, Pg 23686-88
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3

WARRANTY DEED

'02 APR 22 PM3:19

JAMES L. WERY and RUTH CLIFF-HUDAK,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
STEPHEN M. BURDICK AND HELEN C. BURDICK, HUSBAND AND WIFE
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:

PLEASE SEE ATTACHED EXHIBIT A"

3809-028BC-13300-000 216698

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.

The true and actual consideration for this conveyance is
pursuant to an IRC 1031 exchange on behalf of Grantor and/or Grantee.

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 _____ day of _____, _____.

SEE SIGNATURE PAGE ATTACHED HERETO AND
MADE A PART HEREOF BY THIS REFERENCE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on _____, _____ by JAMES
L. WERY AND RUTH CLIFF-HUDAK.

(Notary Public for Oregon)

My commission expires _____

SIGNATURE PAGE

James L. Wery
James L. Wery
Ruth Cliff-Hudak
Ruth Cliff-Hudak

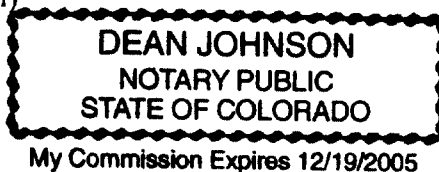
STATE OF COLORADOCOUNTY OF ARAPAHOE SS. APRIL 18, 20 02

Personally appeared the above named

RUTH CLIFF - HUDAKand acknowledged the foregoing instrument to be ^{his} voluntary act.
HER

WITNESS My hand and official seal.

(seal)



Notary Public

State of COLORADOMy Commission expires: 12/19/05STATE OF OregonCOUNTY OF Klamath SS. April 19 20 02

Personally appeared the above named

James L. Wery

and acknowledged the foregoing instrument to be his voluntary act.

WITNESS My hand and official seal.

(seal)

Notary Public

State of OregonMy Commission expires: 12-20-02

STATE OF _____

COUNTY OF _____ SS. _____ 20 _____

The foregoing instrument was acknowledged before me this _____ 2002,

by _____

as _____ on behalf of _____

WITNESS My hand and official seal.

(seal)

Notary Public

State of _____

My Commission expires: _____

EXHIBIT "A"
LEGAL DESCRIPTION

All that portion of Lots 5 and 6 in Block 30 of HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point 90 feet Southwesterly from the most Easterly corner of said Lot 6; thence Southwesterly 40 feet to the most Southerly corner of said Lot 6; thence at right angles to Manzanita Street in said City of Klamath Falls in a Northwesterly direction 100 feet to the most Northerly line of said Lot 5; thence Northeasterly along the most Northerly line of said Lot 5, 40 feet; thence Southeasterly 100 feet to the point of beginning.