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After Recording Return To:
Donald R. Crane, Attorney
303 Pine Street, Suite 201
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 06/03/2002 11:32 a.m.
Vol M02, Pg 32532
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

BARGAIN AND SALE DEED


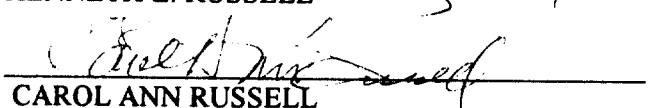
KENNETH L. RUSSELL and CAROL ANN RUSSELL as tenants by the entirety as to an undivided one-quarter (1/4) interest, Grantors, convey to J.V. WACHTER, J.V. WACHTER, II, and MARC STRONG as tenants in common, Grantees, the following described real property:

Lots 19 and 20, Block 17, SECOND RAILROAD ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon

The true consideration for this conveyance is: Other valuable consideration

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.

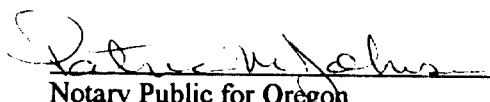
DATED this 29 day of June, 2002.


KENNETH L. RUSSELL

CAROL ANN RUSSELL

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on May 29, 2002, by Kenneth L. Russell and Carol Ann Russell.




Notary Public for Oregon
My commission expires: 6-17-2002

Kenneth L. Russell and
Carol Ann Russell, Grantors,

J.V. Wachter, J.V. Wachter, II,
and Marc Strong, Grantees.

Until a change is requested all tax statements shall be sent to the following address.

Marc Strong
1425 South Sixth Street
Klamath Falls OR 97601

21A