

After recording please return to:

Excelsior Vanguard Group, Inc.  
168 2nd Avenue.  
Suite 391  
New York, NY 10003

State of Oregon, County of Klamath  
Recorded 09/23/2002 8:29 a.m.  
Vol M02, Pg 53843  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

# DEED

For and in consideration paid, the undersigned, **Charlotte Abbott, Secretary of Smile4u, Inc.**, hereinafter referred to as Grantor, hereby conveys all rights and title in the following described real estate to **Excelsior Vanguard Group, Inc.**, hereinafter referred to as Grantee, legally described as:

**LEGAL DESCRIPTION: Lot 15, Block 27, Fourth Addition to Nimrod River Park**

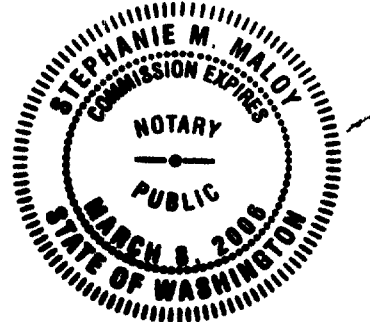
Situate in the County of **Klamath** in the state of **OR**.

The Grantor will defend the right and title to the real estate described above against claims against the Grantee arising from, under or through the Grantor only.

The Grantee accepts the real estate in "as is" condition and where presently located including any improvements, structures, easements, or encumbrances. The Grantor makes no representation about the suitability of the real estate for a particular purpose or the conditions therein. The Grantee has had an opportunity for due diligence and is purchasing this property based on Grantee's judgment and inquiry.

If a court of competent jurisdiction finds any provision, clause, or section of this document to be illegal, invalid, or unenforceable as to any circumstance, that finding shall not make the offending provision, clause, or section illegal, invalid, or unenforceable as to any other circumstance. If feasible the offending provision, clause, or section shall be considered modified so that it shall become legal, valid, and enforceable. If the offending provision, clause, or section cannot be so modified, it shall be considered deleted from this document. Unless otherwise required by law, the illegality, invalidity, or unenforceability of any provision, clause, or section this document shall not affect the legality, validity, or enforceability of any other provision, clause, or section of this document.

Witness my hand this 24<sup>th</sup> day of July, 2002.



Acknowledgment - Corporation

State of Washington  
County of Whatcom

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of July, 2002 by Charlotte Abbott, Secretary of Smile4u Inc a Washington corporation on behalf of the said corporation.

Stephanie M. Maloy Notary Public

My Commission Expires: March 8, 2008