

KNOW ALL MEN BY THESE PRESENTS, That National Forest Land Development Co. and Recreational Land Co., corporations duly organized and existing under the laws of the State of Oregon, hereinafter called the grantor, in consideration of TWO THOUSAND FIVE HUNDRED AND NO/100 ----- Dollars ALL CASH

to grantor paid by JOHN W. EPPS hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's successors, heirs and assigns, that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the State of Oregon and the county of Klamath, described as follows, to wit:

N½ of the W½ of Lot (s) 4, Block 5, Klamath Falls Forest Estates Sycan Unit Also described as Lot 4A Block 5, Sycan Unit as recorded in Klamath County, Oregon

and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property.

TO HAVE AND TO HOLD the above described granted premises unto the said grantee and grantee's successors, heirs and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's successors, heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that grantor will and grantor's successors shall warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

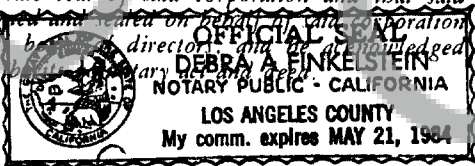
In construing this deed and where the context so requires, the singular includes the plural. The foregoing recitation of consideration is true as I verily believe Done by order of the grantor's respective board of directors, with their respective corporate seals attached, this 18th day of July, 1980

Klamath Sycan River Estates

By National Forest Land Development Co. Sharon L. Tamiya, Asst. Secretary STATE OF CALIFORNIA, County of Los Angeles ss. July 18, 1980

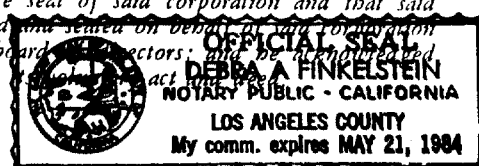
By Recreational Land Co. Jonelle J. Smith, Vice President STATE OF CALIFORNIA, County of Los Angeles ss. July 18, 1980

Personally appeared Sharon L. Tamiya who being duly sworn, did say that he is the Asst. Secretary of National Forest Land Development Co., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed on behalf of said corporation by authority of its board of directors, and he acknowledged said instrument to be his act and deed.



Before me: Debra A. Finkelstein Notary Public for California. My commission expires May 21, 1984

Personally appeared Jonelle J. Smith who being duly sworn, did say that he is the Vice President of Recreational Land Co., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed on behalf of said corporation by authority of its board of directors, and he acknowledged said instrument to be his act and deed.



Before me: Debra A. Finkelstein Notary Public for California. My commission expires May 21, 1984

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

John W. Epps 5303 S Van Ness Ave Los Angeles CA 90062 854 South Driftwood Ave Rialto, CA 92376

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

State of Oregon, County of Klamath Recorded 10/08/2002 10:42 a.m. Vol M02, Pg 57420 Linda Smith, County Clerk Fee \$ 21.00 # of Pgs 1

By Deputy