FIRST AMERICAN

After recording return to:
Steve Phillips
5467 Glenridge Way
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Steve Phillips
5467 Glenridge Way
Klamath Falls, OR 97603

Escrow No. K59323S
Title No. K59323-S

'02 OCT 17 PM3:03

STATUTORY WARRANTY DEED

M & E Enterprises of Galt, Grantor, conveys and warrants to Steven E. Phillips and Coleen M. Phillips, as tenants by the entirety;, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 4, Block 2, TRACT 1096, AMERICANA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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.

The true consideration for this conveyance is $23,000.00 (Here comply with the requirements of ORS 93.030)

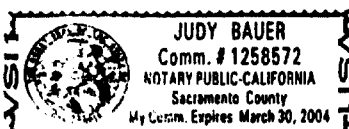Dated this __16__ day of __October__, __02__.

M & E Enterprises of Galt

By: _Meladee McCarty_
    Meladee McCarty

STATE OF california
County of _Sacramento_   } ss.

This instrument was acknowledged before me on this __16__ day of October, 2002
by M & E Enterprises of Galt

JUDY BAUER
Comm. # 1258572
NOTARY PUBLIC-CALIFORNIA
Sacramento County
My Comm. Expires March 30, 2004

Judy Bauer
Notary Public for ~~Oregon~~ California
My commission expires: _March 30, 2004_