

02 DEC 26 PM 3:17

Aspen 56260

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After Recording Return to:
BMRMG 401k LLC

State of Oregon, County of Klamath
Recorded 12/26/2002 3:17 p. m.
Vol M02, Pg 75664
Linda Smith, County Clerk
Fee \$ 2.00 # of Pgs 1

Until a change is requested all tax statements
Shall be sent to the address shown above.

WARRANTY DEED
(INDIVIDUAL)

E. CHARLES YOUSSEFI, also known as and who acquired title as EBRAHIM C. YOUSSEFI, herein called Grantor, convey(s) to BMRMG 401k LLC, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The NE 1/4 NW 1/4 NW 1/4 of Section 24, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH easements for ingress and egress recorded March 30, 1970 in Book M-70 at Page 2449 and recorded April 1, 1977 in Book M-77 at Page 5466, Microfilm Records of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$12,500.00.
(here comply with the requirements of ORS 93.930)

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 December 13, 2002.

See report, QUESADA

E. Charles Youssefi
E. CHARLES YOUSSEFI

COUNTRY OF AUSTRALIA,

)ss.

December 23, 2002, personally appeared the above named E. CHARLES YOUSSEFI and acknowledged the foregoing instrument to be his voluntary act and deed.

This document is filed at the request of:

Aspen
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00056260

Before me:

Notary Public for:

My commission expires:

QUEENSLAND
LIFETIME

Official Seal

*I, Christopher Anthony Webster
Notary of the Peace for the State
of Queensland Australia state
that this is an original document
Christopher Webster
23/12/2002*