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State of Oregon, County of Klamath
THIS SPACE Recorded 02/28/2003 3:08P m.
Vol M03 Pg 12594
Linda Smith, County Clerk
Fee \$ 2.00 # of Pgs 1

After recording return to:
KERRY S. PENN
PO BOX 100
BELLA VISTA, CA 96008

Until a change is requested all
tax statements shall be sent to
The following address:

KERRY S. PENN
PO BOX 100
BELLA VISTA, CA 96008

Escrow No. MT59737-PS

WARRANTY DEED

WILLIAMSON RIVER PINES, a California limited partnership, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KERRY S. PENN, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

Lot 2 in Block 1 of TRACT 1201 - WILLIAMSON RIVER PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH an undivided 1/40th interest in Lot 4, Block 2 of TRACT 1201, WILLIAMSON RIVER PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO TRUST DEED in favor of Donald C. Petersen recorded in Volume M99, page 5878, Microfilm Records of Klamath County, Oregon, which buyer herein does NOT agree to assume and pay and seller shall further hold buyer harmless therefrom.

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$12,000.00.

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 26th day of February, 2003.

WILLIAMSON RIVER PINES
By: R.D.G RESOURCES, INC.
General Partner

By: Richard R. Covey
Richard R. Covey, Secretary/Treasurer/Director

State of NEVADA
County of LYON

This instrument was acknowledged before me on FEBRUARY 26, 2003 by RICHARD R. COVEY, as Secretary/Treasurer/Sirector of R.D.G. Resources, Inc., a Nevada Corporation, General Partner of Williamson River Pines, a California Limited Partnership.



[Signature]
Notary Public
My commission expires 8/28/05