



After recording return to:
MARY DIANE KEITH

Until a change is requested all
tax statements shall be sent to
the following address:
MARY DIANE KEITH
1020 NW WALL ST.,
BEND OR 97701

Escrow No. BT054345RK
Title No. _____

Vol M03 Page 24816

State of Oregon, County of Klamath
Recorded 04/18/2003 2:43 p.m.
Vol M03 Pg 24816
Linda Smith, County Clerk
Fee \$ 21 # of Pgs 1

WARRANTY DEED

AMERICAN CASH EQUITIES, INC.,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
MARY DIANE KEITH
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 12 IN BLOCK 4 OF TRACT 1119, LEISURE WOODS, UNIT 2, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON.

2407-007AO-04100-000 KEY NO. 728886

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:
1) THE PREMISES HEREIN DESCRIBED ARE WITHIN AND SUBJECT TO THE STATUTORY
POWERS, INCLUDING THE POWER OF ASSESSMENT AND EASEMENTS OF WALKER RANGE
TIMBER FIRE PATROL; 2) AN EASEMENT RECORDED 7-24-73, VOLUME M73, PAGE
9530; 3) COVENANTS, CONDITIONS AND RESTRICTIONS AS SHOWN ON THE RECORDED
PLAT OF TRACT NO. 1119 LEISURE WOODS UNIT; 4) COVENANTS, CONDITIONS AND
RESTRICTIONS RECORDED 1-2-90, VOLUME M90, PAGE 30 AND AMENDMENT RECORDED
11-10-92, VOLUME M92, PAGE 26591; 5) COVENANTS, CONDITIONS AND
RESTRICTIONS RECORDED 2-5-02, VOLUME M02, PAGE 6873, MICROFILM RECORDS OF
KLAMATH COUNTY, OREGON.

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 \$ 37,000.00.

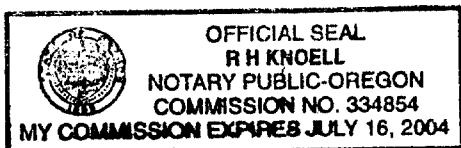
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY
APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
PRACTICES AS DEFINED IN ORS 30.930.

Dated this 14th day of April, 2003.

AMERICAN CASH EQUITIES, INC.
BY: Joel Gisler
JOEL GISLER, PRESIDENT

State of Oregon
County of DESCHUTES

This instrument was acknowledged before me on April 14, 2003 by JOEL
GISLER AS PRESIDENT OF AMERICAN CASH EQUITIES, INC..



[Signature]
(Notary Public for Oregon)

My commission expires 7-16-2004