

Vol. M03 Page 38677

After Recording Return to:
DOUGLAS R. GRANT and GRACE L. GRANT
 5763 Harlan Drive
 Klamath Falls, OR 97603
 Until a change is requested all tax statements
 Shall be sent to the following address:
DOUGLAS R. GRANT and GRACE L. GRANT
 5763 Harlan Drive
 Klamath Falls, OR 97603

State of Oregon, County of Klamath
 Recorded 06/06/2003 2:47 p. m.
 Vol M03 Pg 38677-78
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

WARRANTY DEED
 (INDIVIDUAL)

MYRNA LYNN BEARD AS TRUSTEE UNDER LIVING TRUST, DATED OCTOBER 21, 2002, herein called grantor, convey(s) to **DOUGLAS R. GRANT and GRACE L. GRANT**, tenants by the entirety all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

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 **\$98,900.00**.
 (here comply with the requirements of ORS 93.930)

DRY
Y. L. B.
 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 June 5, 2003.

MYRNA LYNN BEARD LIVING TRUST DATED OCTOBER 21, 2002

Myrna Lynn Beard, Trustee
 MYRNA LYNN BEARD, TRUSTEE

STATE OF OREGON, County of Klamath) ss.

On June 6, 2003 personally appeared the above named **MYRNA LYNN BEARD AS TRUSTEE UNDER LIVING TRUST** and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street
 Klamath Falls, OR 97601
 Order No.: 00057051

Before me: *M. A. Silveria*
 Notary Public for Oregon
 My commission expires: 11-01-04

Official Seal

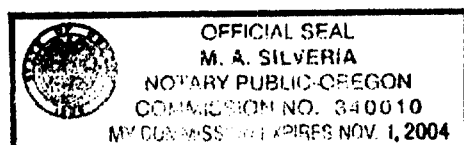


Exhibit A

A portion of Tract No. 22, HOMEDALE, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the Southeast corner of Tract 22; thence Northerly along the East line of Tract 22 a distance of 239.20 feet; thence West along the South line of property described in Book 320 at Page 586, Deed Records of Klamath County, Oregon, a distance of 178.38 feet to the true point of beginning of this parcel; thence South parallel to the East line of Tract 22 to the North line of Harlan Drive; thence Northwesterly along the North line of Harlan Drive to the Southeast corner of that property described in Book 314 at Page 290, Deed Records of Klamath County, Oregon; thence North along the East boundary of the property described in Book 314 at Page 290, Deed Records of Klamath County, Oregon, to the Southwest corner of that property described in Book 320 at Page 586, Deed Records of Klamath County, Oregon; thence East along the South line of property described in Book 320 at Page 586, Deed Records of Klamath County, Oregon, a distance of 85 feet, more or less, to the point of beginning.