

ATE 57650
WARRANTY DEED - STATUTORY FORM

CHARLES D. BEAN and MARY SUE BEAN, husband and wife, Grantor,

conveys and warrants to

BOYD C. DEFRANCE and JUNE E. DEFRANCE, husband and wife, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

Lot 106, Tract No. 1318, GILCHRIST TOWNSITE, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Tax Account No(s): R881599

Map/Tax Lot No(s): 2409-020BC-01200-00

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$107,500.00 .

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 29 day of September, 2003.

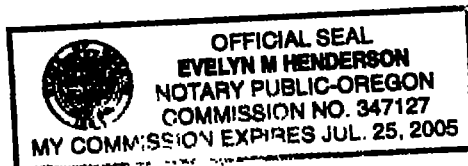
Charles D. Bean
 CHARLES D. BEAN

Mary Sue Bean
 MARY SUE BEAN

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on September 29, 2003 by CHARLES D. BEAN AND MARY SUE BEAN.

[Signature]
 (Notary Public for Oregon)
 My commission expires 7-25-05



After recording return to:
 WESTERN TITLE & ESCROW COMPANY
 16455 WILLIAM FOSS ROAD
 LA PINE, OR 97739

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

BOYD & JUNE DEFRANCE
~~9240 NEIGHBOR LANE~~ PO Box 634
~~LINCOLN, OR 95648~~ Gilchrist OF 97737

State of Oregon, County of Klamath
 Recorded 10/01/03 3:18 p. m
 Vol M03 Pg 73502
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

TITLE NO. 00057650
 ESCROW NO. 14-0052703