

03 OCT 14 PM 2:06

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After Recording Return to:

Daniel R. Bellew

102 Via Promesa
Paso Robles, Ca 93446

Until a change is requested all tax statements

Shall be sent to the address shown above.

Same as above

State of Oregon, County of Klamath
Recorded 10/14/03 2:06 p. m
Vol M03 Pg 76295
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

ATC 57734
WARRANTY DEED
(INDIVIDUAL)

JAMS C. MARSDEN AND ROBIN L. MARSDEN, HUSBAND AND WIFE, herein called Grantor, convey(s) to DANIEL R. BELLEW, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 13 and 14, Block 1, HOLLISTER ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk 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

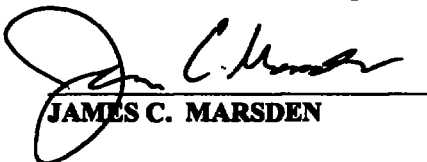
And will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$63,000.00. The execution of this Deed directly to the Grantee named herein is done at the direction of IAG 1031 as part of a tax deferred exchange for the benefit of Grantor named herein.

(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: 10-10-03


JAMES C. MARSDEN


ROBIN L. MARSDEN

STATE OF OREGON, County of Klamath) ss.

On October 10, 2003 personally appeared the above named James C. Marsden and Robin L. Marsden and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:


TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00057734

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

Official Seal

