

After recording return to: John R. Turnage 10048 West Brook Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address: John R. Turnage 10048 West Brook Klamath Falls, OR 97603

File No.: 5035-304218 (sc)
Date: December 08, 2003

| State of Oregon, County of Klamath |
|------------------------------------|
| Recorded 01/21/2004 3 1 Up m |
| Vol M04 Pg 38//2+/7 |
| Linda Smith, County Clerk |
| Fee \$ 2600 # of Pgs Z |
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STATUTORY SPECIAL WARRANTY DEED

Alphonso Jackson, Acting Secretary of Housing and Urban Development of Washington D.C. it's successors and/or assigns, Grantor, conveys and specially warrants to John R. Turnage, Grantee, the following described real property free of liens and encumbrances created or suffered by the Grantor, except as specifically set forth herein:

The Southerly 38.2 feet of Lots 30 and 31 Block 18, Industrial Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

The true consideration for this conveyance is \$40,633.00.

Statutory Special Warranty Deed - continued

File No.: 5035-304218 (sc) Date: 12/08/2003

Alphonso Jackson, Acting Secretary of Housing and Urban Development of Washington D.C. it's successors and/or assigns

Attorney-in-Fact

STATE OF California

County of Sacramento

4 day of This instrument was acknowledged before me on this by ______ as by ________ as Attorney-in-Fact of Alphonse Jackson, Acting Secretary of Housing and Urital Development of Washington D.C. It's successors and/or assigns, on behalf of the as Attorney-in-Fact behalf of the .

TRICIA HERRERA COMM. # 1391605
NOTARY PUBLIC - CALIFORNIA
Sociamento County
/ Comm. Expires Dec. 24, 2006

Notary Public for California Ny commission expires: 12/24/06