



After recording return to:

Jim Hogue

~~25 Hawkins Street~~ 32155 Trailorne,
Klamath Falls, OR 97601 *Mailing 42*
47632

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

Jim Hogue

~~25 Hawkins Street~~ *SAME*
Klamath Falls, OR 97601

File No.: 7021-317387 (SAC)

Date: April 09, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath

Recorded 04/14/2004 *2:53 p m*

Vol M04 Pg *21914-76*

Linda Smith, County Clerk

Fee \$ *31.00* # of Pgs *3*

STATUTORY WARRANTY DEED

Klamath Falls Lodge #1247 B. P. O. Elks, a corporation, Grantor, conveys and warrants to Jim Hogue and Brandon Hogue as tenants in common, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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 **\$395,000.00**. (Here comply with requirements of ORS 93.030)

21915

APN: 3809-308A-1006103

Statutory Warranty Deed
- continued

File No.: 7021-317387 (SAC)
Date: 04/09/2004

Klamath Falls Lodge #1247 B. P. O. Elks, a
corporation


By: Jesse Clark, Chairman of the Board

STATE OF Oregon

County of Klamath

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)ss.

This Instrument was acknowledged before me on this 12 day of April, 2004
by Jesse Clark as Chairman of the Board of Klamath Falls Lodge #1247 B. P. O. Elks, a corporation, on
behalf of the .


Notary Public for Oregon
My commission expires: 8/2/07

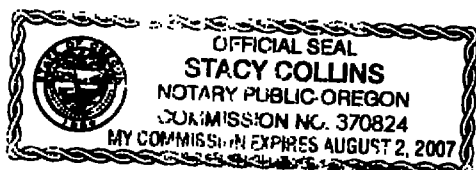


EXHIBIT A**LEGAL DESCRIPTION:**

Lots 18, 19, 20, 21, 22, 23, 24, 25 and 26 in Block 10 Buena Vista Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Also

Beginning at the Westerly corner of Lot 1 Block 41, Buena Vista Addition to the City of Klamath Falls, Oregon, marked by a 5/8" rebar and shown on plat as the initial point; thence S. 31°07'34" E. along the back lot line common to Lots 1 through 8 of said Block 41 of said Buena Vista Addition, a distance of 402.95 feet to a 5/8" rebar; thence leaving said line S. 58°52'26" W. along the back lot line common to Lots 11 through 14 of said Block 41 of said Buena Vista Addition, a distance of 179.62 feet to a 5/8" rebar; thence leaving said line S. 84°38'18" W. along the back lot line common to Lots 14 through 17 of said Block 41, a distance of 158.23 feet to a 1/2" rebar; thence leaving said line S. 49°04'31" W. along the back lot line common to Lots 18 and 19 of said Block 41 of said Buena Vista Addition, a distance of 204.35 feet to a 1/2" rebar; thence leaving said line N. 80°23'15" W. along the back lot line common to Lots 22 through 27 of said Block 41 of said Buena Vista Addition, a distance of 468.14 feet, to a 5/8" rebar; thence leaving said line S. 09°36'45" W. a distance of 140.00 feet to the right of way line of Front Street marked by a 5/8" rebar; thence N. 80°23'15" W. along said right of way, a distance of 201.15 feet to a point; thence N. 52°06'19" W. along said right of way, a distance of 138.13 feet to a 5/8" rebar; thence N. 39°32'36" W. along said right of way, a distance of 271.36 feet to the Southeasterly corner of Lot 27 Block 10, Buena Vista Subdivision to the City of Klamath Falls, Oregon, marked by a 5/8" rebar; thence leaving said right of way N. 31°19'53" E. along the Easterly line of said Lot 27, a distance of 150.69 feet to a 5/8" rebar; thence S. 58°40'07" E. along the Southerly line of Lot 26 of said Block 10 of said Buena Vista Subdivision, a distance of 90.00 feet to a 5/8" rebar; thence N. 31°19'53" E. along the back lot line common to Lots 26 through 24 of said block of said Subdivision, a distance of 106.93 feet to a 5/8" rebar; thence N. 49°27'47" E. along the back lot line common to Lots 24 through 18 of said Block 10, of said subdivision, a distance of 358.32 feet to a 5/8" rebar at the Southeasterly corner of said Lot 18; thence N. 40°32'13" W. along the Easterly line of said Lot 18, a distance of 128.72 feet to a 5/8" rebar on the Southerly line of Lot 17 of said Block 10 of said Buena Vista Subdivision; thence N. 74°34'21" E. along the back lot line common to Lots 17 through 15 of said Block 10 of said Subdivision, a distance of 149.66 feet to a 1/2" rebar; thence N. 87°01'15" E. along the back lot line common to Lots 14 and 13 of said Block 10 of said subdivision, a distance of 54.93 feet to a 5/8" rebar; thence S. 80°13'18" E. along the back lot line common to Lots 12 through 8 of said Block 10 of said Subdivision, a distance of 277.05 feet to a 1/2" rebar; thence S. 69°10'19" E. along the back lot line common to Lots 7 and 6 of said Block 10 of said Subdivision, a distance of 49.14 feet to a 5/8" rebar; thence S. 57°40'32" E. along the back lot line common to Lots 5 through 1 of said Block 10 of said Subdivision, a distance of 218.16 feet to a 5/8" rebar; thence N. 58°44'28" E. along the Southeasterly line of said Lot 1, a distance of 192.06 feet to a 5/8" rebar; thence S. 45°37'40" E. a distance of 106.23 feet to a 5/8" rebar at the most Northerly corner of Lot 1 Block 41, of Buena Vista Addition to the City of Klamath Falls, Oregon; thence S. 58°52'26" W. along the Northerly line of said Lot 1 a distance of 139.71 feet to the point of beginning. Also known as Lot 2 of Partition No. 27-93

SAVING AND EXCEPTING therefrom any portion lying in Lake Ridge Park Subdivision.