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State of Oregon, County of Klamath
Recorded 08/13/04 9:37 a m
Vol M04 Pg 53186-88
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3

AFTER RECORDING RETURN TO:

pt: Scott W. Swindell
Blair, Schaefer, Hutchison & Wolfe, L.L.P.
Attorneys at Law
105 W. Evergreen Blvd.
P.O. Box 1148
Vancouver, WA 98666-1148

STATUTORY WARRANTY DEED

Legal Description (abbreviated): R:09 T:39S S:03 Q:NW
Additional legal on page: 2
Situs Address: 2607 S. 6th Street, Klamath Falls, Oregon 97603
Assessor's Tax Parcel ID#: R-3909-003BB-01600-000.

FROM: Tod E. McClaskey, Jr., Trustee of the Tod E. McClaskey, Jr. Revocable Living Trust dated June 26, 1998, as amended ("Grantor")

TO: Olympic Inn, LLC, an Oregon limited liability company ("Grantee")

Grantor hereby conveys and warrants to Grantee all of his right, title, and interest in and to the following described real property, situated in the County of Klamath, State of Oregon:

See attached Exhibit A for legal description.

The true and actual consideration for this conveyance is \$-0-.

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

MAIL TAX STATEMENTS TO:

Olympic Inn, LLC
1498 SE Tech Center Place #120
Vancouver, WA 98683

STATUTORY WARRANTY DEED - 1
(SWS\Clients\McClaskey\TJ\OR\Deed)

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53187

USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR
FOREST PRACTICES AS DEFINED IN ORS 30.930.

DATED this 30th day of July, 2004.

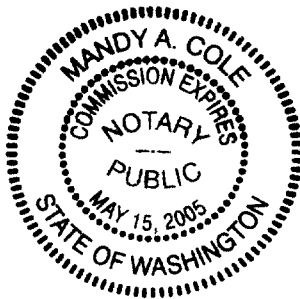
The Tod E. McClaskey, Jr. Revocable Living
Trust Dated June 26, 1998

By Tod E. McClaskey, Jr.
Tod E. McClaskey, Jr., Trustee

STATE OF WASHINGTON)
) : ss.
County of Clark)

I certify that I know or have satisfactory evidence that Tod E. McClaskey, Jr., Trustee of the Tod E. McClaskey, Jr. Revocable Living Trust dated June 26, 1998, personally appeared before me, and acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 30th day of July, 2004.



Mandy A. Cole
NOTARY PUBLIC FOR WASHINGTON
My commission expires: 5-15-2005

BLAIR, SCHAEFER, HUTCHISON & WOLFE, L.L.P.
Attorneys at Law
105 W. Evergreen Blvd.
Post Office Box 1148
Vancouver, Washington 98666
(360) 693-5883 (503) 285-4103

EXHIBIT A

The following described real estate situated in Klamath County, Oregon, to wit:

A parcel of land situate in the NW¼ NW¼, Section 3, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at the Section corner marking the NW corner of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and running thence South 0° 00'30" E. along the Westerly boundary of said Section 3, 826.8 feet, more or less, to its intersection with a line parallel with and 75 feet distant at right angles Northeasterly from the centerline of the Dalles--California Highway, also known as South Sixth Street, as the same is now located and constricted; thence S. 55° 52½' E. along said parallel line 36.2 feet, more or less, to a point in the line marking the Easterly boundary of Washburn Way, as the same is now located and constructed, which point is the true point of beginning of this description, running thence S. 55° 52½' E. along said parallel line 296.92 feet, more or less to a point; thence No. 34° 07'30" E., 175 feet, more or less, to a point on the South-westerly right of way line of Pershing Way; thence N. 55° 52' 30" W. along said right of way line a distance of 402.52 feet, more or less, to its intersection with the Easterly right of way line of Washburn Way, thence S. 0° 00' 30" E. along said right of way line 211.4 feet, more or less, to the true point of beginning.

Less any portion lying within the right of way of Washburn Way.

SUBJECT TO THE RESTRICTIONS THAT said real property may not be used for a theater, or theater parking, until the presently existing theater building is removed, or for fifteen (15) years, whichever is later.

This property is free of liens and encumbrances EXCEPT: Reservations and restrictions of record.