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MT6-66257 SM

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State of Oregon, County of Klamath
Recorded 08/31/04 3:19 p m
Vol M04 Pg 58272
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

THIS SPACE RESERVED

After recording return to:
PELICAN BUTTE PROPERTIES, LLC, AN
OREGON CORPORATION
622 SOUTH 5TH STREET
KLAMATH FALLS, OR 97601

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

PELICAN BUTTE PROPERTIES, LLC, AN
OREGON CORPORATION
622 SOUTH 5TH STREET
KLAMATH FALLS, OR 97601

Escrow No. MT66257-SM

STATUTORY WARRANTY DEED

WINEMA MOTORS, INC., AN OREGON CORPPORATION, Grantor(s) hereby convey and warrant to **PELICAN BUTTE PROPERTIES, LLC, AN OREGON CORPORATION**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon, free of encumbrances except as specifically set forth herein:

* LIMITED LIABILTY COMPANY

Lots 1 through 10, inclusive, in Block 98 of KLAMATH 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.

TOGETHER WITH the alley vacated by Ordinance No. 5599, recorded February 9, 1968 in Volume M68, page 1069, Microfilm Records of Klamath County, Oregon, which inured thereto by operation of law.

Tax Account No: 3809-032AD-11100-000

Key No: 477433

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$450,000.00**.

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 27th day of August, 2004

WINEMA MOTORS, INC., AN OREGON CORPPORATION

BY: Paul W. Flury
PAUL W. FLURY, PRESIDENT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on August 27, 2004 by PAUL W. FLURY, PRESIDENT.



Suzie Mollett
(Notary Public for Oregon)

My commission expires 11/14/2006

2/00
am