

04 SEP 2 PM 3:08



WTC - 65249 KR

Vol M04 Page 58915

State of Oregon, County of Klamath
THIS SPACE RESERVE Recorded 09/02/04 3:08 P m
Vol M04 Pg 58915-16
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

After recording return to:

Gregory B. Bulkley

707 E. BELFAST RD.

SPARKS, MD 21152

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

Gregory B. Bulkley

707 E. BELFAST RD.

SPARKS, MD 21152

Escrow No. MT65249-KR

STATUTORY WARRANTY DEED

POWELL-ROSEBERRY LLC, an Oregon limited liability company, Grantor(s) hereby convey and warrant to **Gregory B. Bulkley & Jacqueline R. Graham, husband and wife**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$960,000.00**.

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 3rd day of Aug, 2004

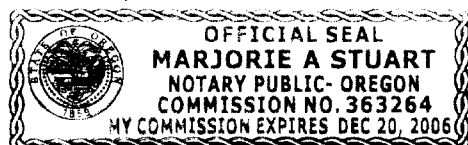
POWELL-ROSEBERRY LLC

BY: Lloyd W. Powell
LLOYD W. POWELL, MEMBER

BY: Garrett L. Roseberry
GARRETT L. ROSEBERRY, MEMBER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Aug 3, 2004 by LLOYD W. POWELL AND GARRETT L. ROSEBERRY, AS MEMBERS OF POWELL-ROSEBERRY LLC, AN OREGON LIMITED LIABILITY COMPANY.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12/20/06

26.00
am

58916

EXHIBIT "A"
Legal Description

Parcel 1 of Land Partition 32-04 in the E1/2 E1/2 of Section 2 and Section 1, Township 36 South, Range 13 East of the Willamette Meridian; Sections 6 and 7, Township 36 South, Range 14 East of the Willamette Meridian and Sections 30 and 31, Township 35 South, Range 14 East of the Willamette Meridian Klamath County, Oregon