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mtc-68214

POWER OF ATTORNEY
Stephen A. Trono, President
The Trono Company

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State of Oregon, County of Klamath
Recorded 01/25/05 3:12 p m
Vol M05 Pg 05438
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

to
Tim Nielson
1470 NE First St., Ste. 300
Bend, Or. 97701

AFTER RECORDING RETURN TO:
Amerititle
15 Oregon Ave
Bend, Or. 97701

NAME, ADDRESS, ZIP

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That we, Stephen A. Trono, President of The Trono Company has made, constituted and appointed, and by these presents do hereby make, constitute and appoint Tim Nielson my true and lawful attorney for me and in my name, place and stead, and for my use and benefit to: Execute any and all documents necessary to sell and convey, mortgage and hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

Lot Two (2), Block One (1) and Lot Fifty-five (55) Block One, TRACT 1098 - SPLIT RAIL RANCHOS, according to the official plat thereof on file in the County Clerk of Klamath County, Oregon.

2310-035AO-01600-000 137612

2310-035BO-03900-000 138041

with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney or my said attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

In construing this instrument and where the context so requires, the singular includes the plural.

Dated January 10, 2005

Stephen A Trono

Stephen A. Trono, President The Trono Company
aka Steven Trono

STATE OF Oregon

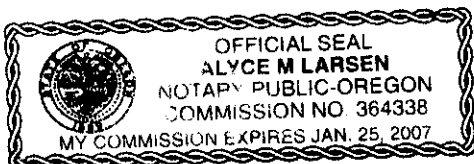
COUNTY OF Deschutes

On this 10th day of January, 20 05, personally appeared the above named Stephen A. Trono, President of The Trono Company and acknowledged the foregoing instrument to be his/her voluntary act.

Before me:

(seal)

Alyce M Larsen
Notary Public for Oregon
My commission expires 01-25-07



9/100