



State of Oregon, County of Klamath
 Recorded 03/03/2005 3:20p m
 Vol M05 Pg 14376-77
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

THIS SPACE RESERVED FOR RECORDERS USE

After recording return to:

Jeffrey O. Vinyard

PO Box 250

Jacksonville, OR 97530

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

Jeffrey O. Vinyard

PO Box 250

Jacksonville, OR 97530

Escrow No. AP0767106

STATUTORY WARRANTY DEED

Duane Smith and Karen Smith, husband and wife, Grantor(s) hereby convey and warrant to **Jeffrey O. Vinyard**, 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:

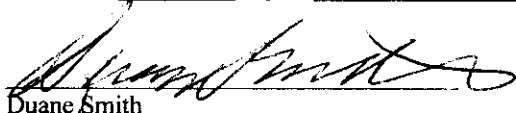
As set forth in Exhibit "A" attached hereto and made a part hereof:

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 **\$76,000.00**.

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 1st day of March, 2005.


 Duane Smith

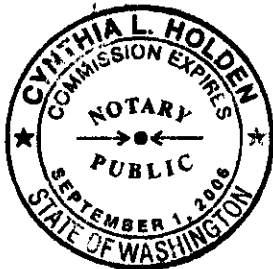

 Karen Smith

State of Washington

County of Benton

On this day personally appeared before me Duane Smith and Karen Smith to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand official seal this 1st day of March, 2005.



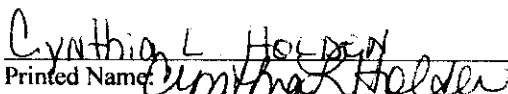

 Printed Name Cynthia L. Holden
 Notary Public in and for the State of
 Washington residing at Kennewick
 My appointment expires Sept 1 2006



EXHIBIT "A"
LEGAL DESCRIPTION

All that portion of the following described property which lies North of a line running East and West parallel to the North and South lines of Lot 2 (SW1/4 SW1/4) of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, said line being midway between said North and South lines.

Beginning at the Northwest corner of Lot 2 (SW1/4 SW1/4) of Section 32; thence East along the North lot line to the most Westerly line of Block 9 of LAKESIDE ADDITION to the City of Klamath Falls; thence Southeasterly along said Westerly line to the Southwest corner of Lot 4 in said Block 9; thence Northeasterly along the South line of said Lot 4 and of South Georgia Street 150 feet, more or less, to the Southwest corner of Lot 4 in Block 8 of Lakeside Addition; thence Southeasterly along the Easterly line of South Georgia Street extended 250 feet; thence Northeasterly at right angles to said Georgia Street 100 feet, more or less, to the Westerly line of South Rogers Street; thence Southeasterly along Rogers Street 50 feet; thence Southwesterly at right angles to said street 100 feet; thence Southeasterly parallel to and 100 feet from said Rogers Street 420 feet; thence Northeasterly at right angles 100 feet to the Westerly line of South Rogers Street extended; thence Northwesterly along said line 60 feet; thence Northeasterly 50 feet, more or less, to the Southwest corner of Lot 22 in Block 7 of Lakeside Addition; thence Southeasterly along the Easterly line of said South Rogers Street extended to the South line of Section 32; thence Westerly along said section line to the Southwest corner of Section 32; thence North along the section line between Sections 31 and 32 to the point of beginning.

SAVING AND EXCEPTING all that portion of Lot 13 of Block 9 of vacated Lakeside Addition to the City of Klamath Falls, Oregon.

Tax Account No: 3809-032CC-04200-000

Key No: 631007