

After recording, mail to:

Melvin D. Ferguson  
Attorney at Law  
514 Walnut Avenue  
Klamath Falls, Oregon 97601

State of Oregon, County of Klamath  
Recorded 03/25/2005 9:06a m  
Vol M05 Pg 19724-25  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

Send tax statements to:

Lewis M. Dodson, Manager  
Buena Vista Townhouses LLC  
1128 Tamera Drive  
Klamath Falls, Oregon 97603

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### WARRANTY DEED

Dodson Family LLC, an Oregon Limited Liability Company, Grantor, conveys and warrants to Buena Vista Townhouses LLC, an Oregon Limited Liability Company, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Parcel 1:

Lot 1 in Block 1 of BUENA VISTA 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.

Parcel 2:

Lots 2, 3 and 12 in Block 1 of BUENA VISTA 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.

commonly known as 2750, 2800 and 2830 California Avenue, Klamath Falls, Oregon.

Tax Lot: R-3809-019CA-90000-000  
Tax Lot: R-3809-019CA-90031-000  
Tax Lot: R-3809-019CA-90032-000  
Tax Lot: R-3809-019CA-90034-000  
Tax Lot: R-3809-019CA-90021-000  
Tax Lot: R-3809-019CA-90022-000  
Tax Lot: R-3809-019CA-90023-000  
Tax Lot: R-3809-019CA-90033-000

WARRANTY DEED - 1 of 2

Tax Lot: R-3809-019CA-90024-000  
 Tax Lot: R-3809-019CA-90011-000  
 Tax Lot: R-3809-019CA-90012-000  
 Tax Lot: R-3809-019CA-90013-000  
 Tax Lot: R-3809-019CA-90014-000

There is no consideration for this conveyance. It is done for estate planning purposes.

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 PERSONS 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 10TH day of MARCH, 2005.

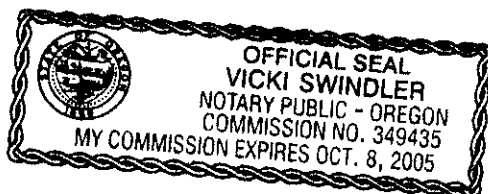
GRANTOR

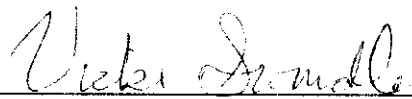


Lewis M. Dodson, Manager  
 Dodson Family LLC

STATE OF OREGON           )  
   ) ss.  
 County of Klamath        )

The instrument was acknowledged before me on March 10, 2005, by Lewis M. Dodson as Manager of Dodson Family LLC.



  
 Notary Public for Oregon  
 My Commission Expires: 10-8-05