

'05 APR 4 AM 9:53

When recorded, Please return to:

O/C OPTIONS NETWORK
P.O. Box 5322
CENTRAL POINT OR 97502**WARRANTY DEED TO TRUSTEE****The Grantor(s)** John N. BurnsState of Oregon, County of Klamath
Recorded 04/04/2005 9:53 A m
Vol M05 Pg 22890-91
Linda Smith, County Clerk
Fee \$ 210.00 # of Pgs 2of the County of Klamath, State of Oregon,
for and in consideration of TEN Dollars
(\$ 10.00), and other good and valuable considerations in hand
paid, conveys, grants, bargains, sells, aliens, remises, releases,
confirms and warrant under Oregon provisions.**Unto** OPTIONS NETWORK
as Trustee and not personally under the provisions of a trust agreement dated the FIRST day of
APRIL, 2005, known as Trust Number 2823, the following
described real estate in the County of Klamath, State of Oregon, to wit:LOT 10 Cloverdale According to The Official Plat
There of on File in The Office of The Clerk of
Klamath County, Oregon.APN: R 523008**Together** with all the tenements, hereditaments and appurtenances thereto, belonging or in anywise
appertaining.**To have and to hold** the said premises in fee simple forever, with the appurtenances attached
thereto upon the trust and for the uses and purposes herein and in said Trust Agreement set forth.**Full** power and authority granted to said Trustee, with respect to the said premises or any part of it,
and at any time or times, to subdivide said premises or any part thereof, to dedicate parks, streets, highways
or alleys and to vacate any subdivision or part thereof, and to re-subdivide said property as often as desired, to
contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without
consideration, to donate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to
lease said property or any part thereof, from time to time, in possession or reversion by leases to commence
now or later, and upon any terms and for any period or periods of time and to renew or extend leases upon
any terms and for any period or periods of time and to amend, change, or modify leases and the terms and
provisions thereof at any time hereafter, to contract to make leases and to grant options to lease and options
to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the
manner of fixing the amount of present or future renters, to partition or to exchange said property or any part
thereof for other real or personal property, to grant easements or changes of any kind, to release, convey or
assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and
to deal with said property and every part thereof in all other ways and for such other considerations as it
would be lawful for any person owning the same to deal with the same, whether similar to or different from
the ways above specified, at any time or times hereafter.**In No Case** shall any party dealing with the said trustee in relation to said premises, to whom said
premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be

26✓

obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance, lease or other instrument, (a) that at the time of delivery thereof, the trust created by this Indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in full accordance of the trust's conditions and limitations contained herein and in said trust agreement or in some amendment thereof and binding upon all beneficiaries there-under and (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument.

The Interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails, and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property. No beneficiary hereunder shall have any title or interest legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 20____.

In Witness Whereof, the said grantor(s) has/have hereunto set his(their) hands and seals this First day of APRIL, 2005 A.D.
Signed Sealed and Delivered in our Presence

X John B
Seller

Witness

Seller

Witness

State of Oregon

County of Jackson

I Hereby Certify that on this day, before me, an officer duly authorized in the State aforesaid to take acknowledgments, personally appeared John N. Burns, to me known as the person(s) described in and who executed the foregoing instrument and Acknowledged before me that executed the same.

Witness my hand and official seal in the county and State last aforesaid this 1st day of April, 2005 A.D.,

Linda R Daniels
Notary Public

My commission expires 05/23/07

