



After recording return to:
First American Title
600 Country Club Road
Eugene, OR 97401

Until a change is requested all tax statements
shall be sent to the following address:
Barry D. Brown
1100 South 26th Street
Springfield, OR 97477

File No.: 7191-568790 (BJF)
Date: April 21, 2005

State of Oregon, County of Klamath
Recorded 04/29/2005 3:34 p. m
Vol M05 Pg 31045-47
Linda Smith, County Clerk
Fee \$ 3.00 # of Pgs 3

STATUTORY WARRANTY DEED

Lime Financial Services, Ltd., Grantor, conveys and warrants to **Barry D. Brown**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$175,000.00 *Paid by a qualified intermediary as part of an IRC 1031 Exchange.** (Here comply with requirements of ORS 93.030)

Dated this 25th day of April, 20 05.

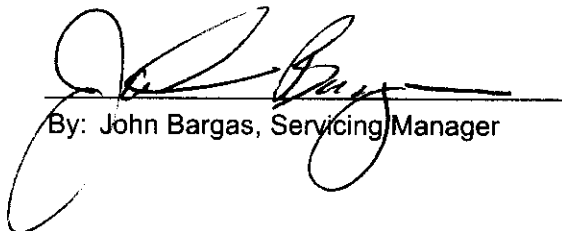
31046

APN: 149930

Statutory Warranty Deed
- continued

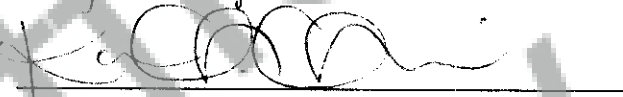
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Lime Financial Services, Ltd.


By: John Bargas, Servicing Manager

STATE OF Oregon)
)ss.
County of Clackamas)

This instrument was acknowledged before me on this 25th day of April, 2005
by John Bargas as Servicing Manager of Lime Financial Services, Ltd.,
on behalf of the .





Notary Public for
My commission expires:

APN: 149930

Statutory Warranty Deed
- continuedFile No.: 7191-568790 (BJF)
Date: 04/21/2005**EXHIBIT A****LEGAL DESCRIPTION:**

Twenty five acres, more or less, being located in Section 36, Township 24 South, Range 8 East of the Willamette Meridian, more specifically known as the Southerly 400 feet of that portion of the NE ¼ SW ¼ lying Northwesterly of the Klamath Northern Railroad right-of-way.

AND ALSO INCLUDING that portion of the SE ¼ SW ¼ lying Northwesterly of the Klamath Northern Railroad right-of-way.

SAVING AND EXCEPTING THEREFROM the following parcels:

PARCEL NO. 1: Any portion thereof conveyed for railroad right-of-way; and also

PARCEL NO. 2: Beginning at the intersection of the South line of Section 36, T. 24 S., R. 8 E.W.M., with the west line of the Gilchrist Railroad; thence west along said South line a distance of 1000 feet to a point; thence north at right angles to said South line a distance of 200 feet to a point; thence east parallel to said South line, and at a distance 200 feet therefrom, a distance of 1170 feet, more or less, to a point on the Westerly line of said railroad; thence southwesterly along said Westerly right of way line a distance of 240 feet, more or less, to the point of beginning; and also

PARCEL NO. 3: Beginning at the South quarter corner of Section 36, T. 24 S., R. 8 E.W.M., Klamath County, Oregon; thence North 89°17'00" West, 1407.87 feet along the South line of Section 36 to the westerly right of way of the Klamath Northern Railroad; thence North 39°40'16" East, 257.19 feet along the Westerly right of way of aforesaid railroad to the true point of beginning; thence North 89°17'00" West, 615.00 feet; thence North 0°43'00" East, 295.00 feet; thence South 89°17'00" East, 853.50 feet to the westerly right of way of said railroad; thence South 39°40'16" West, 379.35 feet along said right of way to the true point of beginning; and also

PARCEL NO. 4: A 60 foot right of way along the northerly boundary of above described property from the Klamath Northern Railroad right of way westerly to the NW ¼ SW ¼ of Section 36, T. 24 S., R. 8 E.W.M., to provide roadway ingress, egress and for the installation and maintenance of public or private utilities to said appurtenant properties lying in the NW ¼ SW ¼ and NE ¼ SW ¼ and SW ¼ SW ¼ of said Section 36.