

05 JUN 06 AM 11:47

Vol M05 Page 41784

State of Oregon, County of Klamath

Recorded 06/06/05 11:47 AM

Vol M05 Pg 41784

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED -- STATUTORY FORM

lot # 553010
KENNETH B. CLARKE and MICHAEL ANN CLARKE, husband and wife, Grantor,
conveys and warrants to

JOHNNY D. DIETRICH and SUZANN L. DIETRICH, husband and wife, Grantee,
the following described real property, free of encumbrances except as
specifically set forth herein, to wit:

Lot 20 in Block 20 of Third Addition to River Pine Estates, according to
the official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

Tax Account No(s): 130575

Map/Tax Lot No(s): 230913c-4000

This property is free from encumbrances, EXCEPT: All those items of record, if
any, as of the date of this deed, including any real property taxes due, but
not yet payable.

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 \$33,500.00 which is paid to
an Accommodator as part of an IRC 1031 exchange.

Dated this 31 day of May, 2005.

KENNETH B. CLARKE

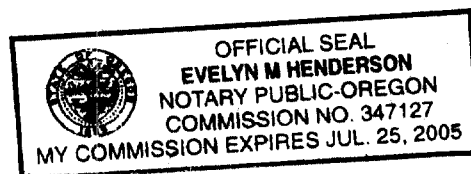
MICHAEL ANN CLARKE

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on May 31, 2005 by KENNETH B.
CLARKE and MICHAEL ANN CLARKE.

(Notary Public for Oregon)

My commission expires 7-25-05



After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements
shall be sent to the following address:
JOHNNY D. DIETRICH
875 HODGDON ROAD
TILLAMOOK, OR 97141

TITLE NO. 14-0019705
ESCROW NO. 14-0019705

214