

Grantor's Name and Address

KENNETH D. WALRATH
180 CAPRI DRIVE
EAGLE POINT, OREGON 97524

Grantee's Name and Address

KENNETH D. WALRATH AND
BOBBY L. WALRATH, TRUSTEES
WALRATH LOVING TRUST
DATED APRIL 29, 2005
180 CAPRI DRIVE
EAGLE POINT, OREGON 97524

State of Oregon, County of Klamath

Recorded 07/19/05 8:09 a m

Vol M05 Pg 55270-71

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

After recording, return to:

RN JAMES H. SMITH, ATTORNEY AT LAW
711 BENNETT AVENUE
MEDFORD, OREGON 97504

Until requested otherwise, send all tax statements to:

KENNETH D. WALRATH
BOBBY L. WALRATH
180 CAPRI DRIVE
EAGLE POINT, OREGON 97524

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that KENNETH D. WALRATH, hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by KENNETH D. WALRATH AND BOBBY L. WALRATH, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE WALRATH LOVING TRUST DATED APRIL 29, 2005, AND ANY AMENDMENTS THERETO hereinafter called grantee, do hereby grant, bargain, sell and convey unto grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantor under any policy of title insurance issued to the Grantor at the time Grantor acquired the property. The limitations contained herein expressly do not relieve Grantor of any liability or obligation under this instrument, but merely define the scope, nature and amount of such liability or obligations.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except: NONE, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

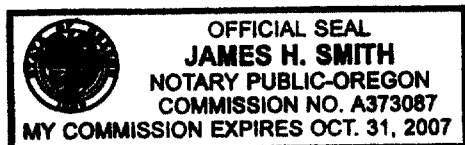
IN WITNESS WHEREOF, the grantor has executed this instrument this 1st day of July, 2005 if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Kenneth D. Walrath
KENNETH D. WALRATH

State of Oregon)
: ss.
County of Jackson)

Before me this 1st day of July, 2005, personally appeared KENNETH D. WALRATH, and acknowledged the foregoing instrument to be voluntary act and deed



[Signature]
Notary Public of Oregon
My Commission expires: 10/31/2007

EXHIBIT "A"

Lots 72 and 91 of Second Addition to Sportsman Park, Klamath County, Oregon, according to the official plat thereof on file in the records of Klamath County, Oregon.

SUBJECT TO:

1. Unpaid real property taxes.
2. Easements, conditions and restrictions appearing of record. *OK*