

STATUTORY WARRANTY DEED

**UNTIL A CHANGE IS REQUESTED,
ALL TAX STATEMENTS SHALL BE
SENT TO:**

Nora L. Flynn
421 South G Street
Lakeview, OR 97630

**AFTER RECORDING,
RETURN TO:**

Con P. Lynch
✕ PO Box 741
Salem, OR 97308-0741

NORA L. FLYNN, Trustee of the CON J. FLYNN RESIDUARY MARITAL TRUST UNDER WILL DATED May 27, 1994, **Grantor**, conveys and warrants Grantor's right, title and interest in the real property in Klamath County, Oregon, described in the attached **Exhibit "A"**, to the following Grantees: an undivided one-half (1/2) interest to N & N FLYNN PROPERTIES, LLC, and an undivided one-half (1/2) interest to N & J FLYNN ENTERPRISES, LLC.

SUBJECT TO: All liens and encumbrances of record or apparent on the property by inspection.

The true and actual consideration for this conveyance consists of or includes other property or value given as provided which is the whole consideration.

The liability and obligations of 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 Grantee at the time Grantor acquired such property. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligations.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, WHICH, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. 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 EXISTENCE OF FIRE PROTECTION FOR STRUCTURES.

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

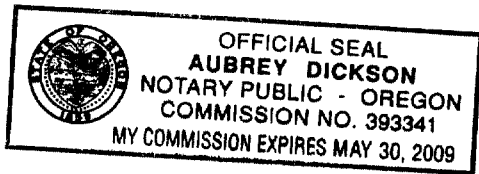
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

DATED: December 21, 2005

Nora L. Flynn, Trustee
NORA L. FLYNN, Trustee of the CON J. FLYNN
RESIDUARY MARITAL TRUST UNDER WILL
DATED May 27, 1994, and CON J. FLYNN
CREDIT SHELTER TRUST UNDER WILL
DATED MAY 27, 1994

STATE OF OREGON)
) ss.
County of Marion)

On December 21, 2005, personally appeared the above-named Nora L. Flynn, and acknowledged the foregoing instrument to be her voluntary act. Before me:



Aubrey Dickson
Notary Public for Oregon
My Commission Expires: May 30, 2009

EXHIBIT "A"

In the County of Klamath, State of Oregon, as follows:

Parcel #1-**An undivided one-fourth (1/4) interest-(Medicine Mntn)**

A parcel of land situate in Section 23, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: All that portion of Lots 2, 7, 10 and 15 lying Westerly of a line 20 feet West of the West Bank of the Canal and Brown Mineral Creek, EXCEPTING that portion thereof, lying in the right of way of the Klamath Falls-Lakeview Highway.

**TAX INFORMATION: Code No. 008; Account No. 3612-00000-09200-000;
Key No. 353192**

Parcel #2-**An undivided one-fourth (1/4) interest-(Medicine Mntn)**

In Section 23, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon: Government Lots 6, 11, 14, 19, 22, 27 and 30 and Government Lot 3 EXCEPT the North 429 feet of the West 610 feet.

**TAX INFORMATION: Code No. 008; Account No. 3612-023BO-00100-000;
Key No. 357349.
Code No. 008; Account No. 3612-023BO-00800-000;
Key No. 353183.
Code No. 008; Account No. 3612-00000-08900-000;
Key No. 353218.
Code No. 008; Account No. 3612-00000-09000-000;
Key No. 353236.**