

After recording return to:

Dennis B. Linthicum

36590 Hwy 140E

Beatty, OR 97621

Until a change is requested all

tax statements shall be sent to

The following address:

Dennis B. Linthicum

36590 Hwy 140E

Beatty, OR 97621

Escrow No. MT74349-KR

Title No. 0074349

SWD

STATUTORY WARRANTY DEED

Four A's Ranch, Inc., an Oregon Corporation, Grantor(s) hereby convey and warrant to **Dennis B. Linthicum and Diane E. Linthicum, as tenants by the entirety**, Grantee(s) the following described real property in the County of **Klamath** and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 39 Tract 1314, PINE RIDGE RANCHES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3407-027A0-01600-000

Key No: 883878

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$59,250.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated this 6/2 of 2006.

Four A's Ranch, Inc., an Oregon Corporation

BY: Sam Asadurian
Sam Asadurian, Secretary

STATE OF CALIFORNIA

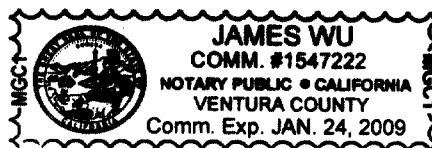
SS.

COUNTY OF VENTURA

On 6-2, 2006 before me, JAMES WU, NOTARY personally appeared Sam Asadurian as Secretary for Four A's Ranch, Inc., an Oregon Corporation personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Sam Wu



21.00