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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



David H. & Teresa R. Panossian

721 Arrowhead Road

Klamath Falls, Oregon 97601

Grantor's Name and Address

Aspen Real Estate, LLC

721 Arrowhead Road

Klamath Falls, Oregon 97601

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Martial E. Henault, Esq.

244 South Grape Street

Medford, Oregon 97501

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Aspen Real Estate, LLC

721 Arrowhead Road

Klamath Falls, Oregon 97601

2006-017405

Klamath County, Oregon



00002439200600174050010013

08/30/2006 08:52:17 AM

Fee: \$21.00

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that DAVID H. PANOSSIAN and TERESA R. PANOSSIAN,
husband and wife***hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by _____
Aspen Real Estate, LLChereinafter called grantee, does hereby grant, bargain, sell and convey unto the 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:Lots 4 and 5, Block 6, Tract No. 1163, CAMPUS VIEW, according to the
official plat thereof on file in the office of the Clerk of Klamath
County, Oregon.and covenant(s) that grantor is the owner of the above described property free of all
encumbrances except covenants, conditions, restrictions, reservations, rights, rights of
way and easements of record, if any, and apparent upon the land, contracts and/or liens
for irrigation and/or drainage and will warrant and defend the same against all persons who
may lawfully claim the same, except as shown above.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 (if no exceptions, so state): _____

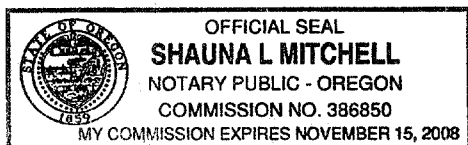
those of record

_____, 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- ① However, the
actual consideration consists of or includes other property or value given or promised which is ~~xx~~ the whole ☐ part of the (indicate
which) consideration. ① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural.

In witness whereof, the grantor has executed this instrument on July 25, 2006; 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 REGU-
LATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-
PRIATE 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.

David H. Panossian
David H. Panossian
Teresa R. Panossian
Teresa R. Panossian

STATE OF OREGON, County of Klamath) ss.This instrument was acknowledged before me on July 25, 2006
by DAVID H. PANOSSIAN and TERESA R. PANOSSIAN

Shauna L Mitchell
Shauna L Mitchell
Notary Public for Oregon
My commission expires 11-15-08