

2006-024217

Klamath County, Oregon

After Recording Return to:  
DIGITAL VENTURES LLC  
5744 Berkshire Valley Rd. #243  
Oakridge, NJ 07438

Until a change is requested all tax statements  
Shall be sent to the following address:  
DIGITAL VENTURES LLC  
Same as above



00010412200600242170020024

12/06/2006 02:35:38 PM

Fee: \$26.00

ASPEN: 64153 MS

**WARRANTY DEED**  
(INDIVIDUAL)

GINGER HARRIS, TRUSTEE OF THE STEENS MOUNTAIN TRUST, herein called grantor, convey(s) to DIGITAL VENTURES LLC, A NEW JERSEY LLC, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

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.

The true and actual consideration for this transfer is \$5,900.00.  
(here comply with the requirements of ORS 93.930)

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 November 16, 2006.

STEENS MOUNTAIN TRUST

Ginger Lee Harris  
BY: GINGER HARRIS, TRUSTEE

STATE OF OREGON, County of Klamath) ss.

On the 29 day of November, 2006 personally appeared the above named GINGER HARRIS, TRUSTEE OF THE STEENS MOUNTAIN TRUST and acknowledged the foregoing instrument to be her voluntary act and deed.

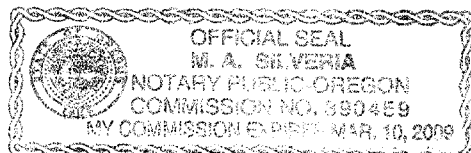
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00064153

Before me: Ma Sh  
Notary Public for Oregon  
My commission expires: 3/10/09

Official Seal



**Exhibit A**

**Beginning at a point on the Southwesterly right of way line of the Klamath Falls-Lakeview Highway which point is North 0° 45 1/2' West 2146 feet from the South quarter corner of Section 34, Township 36 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon; thence South 0° 45 1/2' East 488.7 feet to the true point of beginning of description; thence South 0° 45 1/2' East 150 feet; thence North 79° 34' East 214.6 feet to the Southwesterly right of way line of the Klamath Falls-Lakeview Highway; thence North 20° 06' West along said Highway 150 feet, more or less; thence South 79° 34' West 164.2 feet, more or less, to the point of beginning.**

**CODE 058 MAP 3614-034DB TL 01100 KEY #365161**