



THIS SPACE RE

2007-015095

Klamath County, Oregon



08/27/2007 11:37:08 AM

Fee: \$26.00

After recording return to:

Jespersen-Edgewood, Inc., an Oregon corporation
12941 Swan Lake Road
Klamath Falls, OR 97603

Until a change is requested all
tax statements shall be sent to
The following address:

Jespersen-Edgewood, Inc., an Oregon corporation
12941 Swan Lake Road
Klamath Falls, OR 97603

Escrow No. MT79036-KR
Title No. 0079036

SWD

STATUTORY WARRANTY DEED

James M. Carroll and Sharon I. Carroll, as Trustees of The James and Sharon Carroll, Revocable Trust dated September 29, 1994, Grantor(s) hereby convey and warrant to Jespersen-Edgewood, Inc., an Oregon corporation, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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:
2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

Dated this 23rd day of August, 2007.

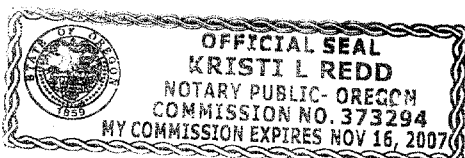
The James and Sharon Carroll, Revocable Trust dated September 29, 1994

BY: James M. Carroll TRUSTEE
James M. Carroll, Trustee

BY: Sharon I. Carroll, Trustee
Sharon I. Carroll, Trustee

State of Oregon
County of Klamath

This instrument was acknowledged before me on August 23, 2007 by James M. Carroll and Sharon I. Carroll, as Trustees of The James and Sharon Carroll, Revocable Trust dated September 29, 1994.



Kristi L. Redd
(Notary Public for Oregon)
My commission expires 11/16/2007

26.00

EXHIBIT "A"
LEGAL DESCRIPTION

IN TOWNSHIP 37 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN,
KLAMATH COUNTY, OREGON:

Section 14: W1/2 SW1/4
Section 15: NW1/4 NW1/4, S1/2 N1/2, NE1/4 SE1/4
Section 23: W1/2 NE1/4, SE1/4 NE1/4, E1/2 SE1/4
Section 24: SW1/4 SW1/4
Section 25: W1/2, W1/2 SE1/4
Section 26: E1/2 E1/2
Section 35: NE1/4 NE1/4
Section 36: All

IN TOWNSHIP 38 SOUTH RANGE 10 EAST OF THE WILLAMETTE MERIDIAN,
KLAMATH COUNTY, OREGON:

Section 12: NE1/4, E1/2 NW1/4, NE1/4 SE1/4

Tax Account No: 3810-00000-03000-000 Key No: 454421

IN TOWNSHIP 38 SOUTH, RANGE 11 1/2 EAST OF THE WILLAMETTE
MERIDIAN, KLAMATH COUNTY, OREGON:

Section 6: Government Lots 4, 5, 6 and 7; SE1/4 NW1/4, E1/2 SW1/4, SW1/4 SE1/4
Section 7: Government Lots 1, 2, 3 and 4; W1/2 E1/2, SE1/4 NE1/4, E1/2 W1/2, E1/2
SE 1/4, NE1/4 NE1/4
Section 8: W1/2 SW1/4
Section 17: W1/2
Section 18: Government Lots 1 and 2; NE1/4, E1/2 NW1/4
Section 20: SW1/4 NE1/4, NW1/4, N1/2 SW1/4, W1/2 SE1/4, SE1/4 SE1/4
Section 21: S1/2 SW1/4, SW1/4 SE1/4
Section 27: W1/2 SW1/4, SE1/4 SW1/4, EXCEPTING THEREFROM that portion of
the SE1/4 SW1/4 conveyed to Oregon California and Eastern Railway Company by deed
recorded May 26, 1917 in Book 47 at page 592, Deed Records of Klamath County,
Oregon. AND EXCEPTING from the SE1/4 SW1/4 that portion thereof lying Easterly of
the Easterly line of the Oregon California and Eastern Railway Company right of way.
Section 28: N1/2, NE1/4 SW1/4, SE1/4
Section 29: NE1/4, SE1/4 NW1/4, E1/2 SW1/4
Section 32: NE1/4 NW1/4, EXCEPTING THEREFROM all that portion lying within
the Klamath Falls Lakeview Highway (Highway 140)