



SUPPLEMENTAL INFORMATION SUBMITTED

Submitted on: 4-24-07

Taken By: SGS

SUPPLEMENTAL INFORMATION HAS BEEN RECEIVED BY THIS OFFICE IN REGARDS TO THE FOLLOWING:

BP# _____

PA# 067124

ML

Ridgley

SP# _____

SI# _____

OTHER: May 4

KH

PA 06-7124 Ridgely

Market analysis / land values

21.37 Acres 18-05-06.4

Tax Lots #200 #202 #2202 and #2700

address: 25454 Perkins Rd, Veneta, Oregon

Appraisal by Licensed Real Estate Broker
Barnhart Associates by Dave Wilkie

Just Compensation requested because of
zoning restrictions, \$600,000⁰⁰

04-24-07P02:07 RCYD

PA 06-7124

Comparison of Property Values

18-05-06.4 TAX Lots #200, #202, #2202 #2700

Wesley Ridgley
25454 Perkins Rd
Veneta, Oregon 97487

Zoning - F-2

Acreage - 21.37

Real Market Value total

\$344,973

Applicant wishes to make 4 Parcels

(5 acre) 4 Parcels at \$200,000	= \$800,000
Less Development Costs	= 200,000
Less Current Real Market Value	= 344,973
<u>Net Property Value Reduction</u>	<u>= 255,027</u>
by Zoning Restriction of F-2	

Assuming 4 Parcels of 5 acres each.
Value assigned to each 5 acre
Parcel is \$200.00 as per Barnhart Associates
Market Survey of Nov 6, 2006. See
Attached Survey

April 23, 2007

Wesley Ridgley
25454 Perkins Rd.
Veneta, Or. 97487

Dear Mr. Ridgley:

As per your request, I reviewed the Market Analysis performed by Rick Sterry, Broker at Barnhart Associates. I also reviewed the process that he performed to reach conclusions from data obtained through RMLS. I performed a Market Analysis on your property and the data obtained for your property verifies the Market Analysis completed by Mr. Sterry. I can verify that it is accurate, because the data I researched for comparison revealed virtually the same data. Your property is very similar to the Strawberry Lane property making the Market Analysis Mr. Sterry performed valid for your property as well.

Please view this letter as a verification and endorsement of the Market Analysis performed on November 6, 2006 for 25253 Strawberry Lane, Veneta, Or. 97487. That Market Analysis is accurate and a valid comparison for your property at 25454 Perkins Rd. Veneta, Or. 97487 and should be viewed as such.

If you have any questions, please feel free to contact me.

Sincerely,



Dave Wilkie
Broker, Barnhart Associates
186 E. 14th Street
Eugene, Or. 97401

18-05-06-30 - 00
Hyland

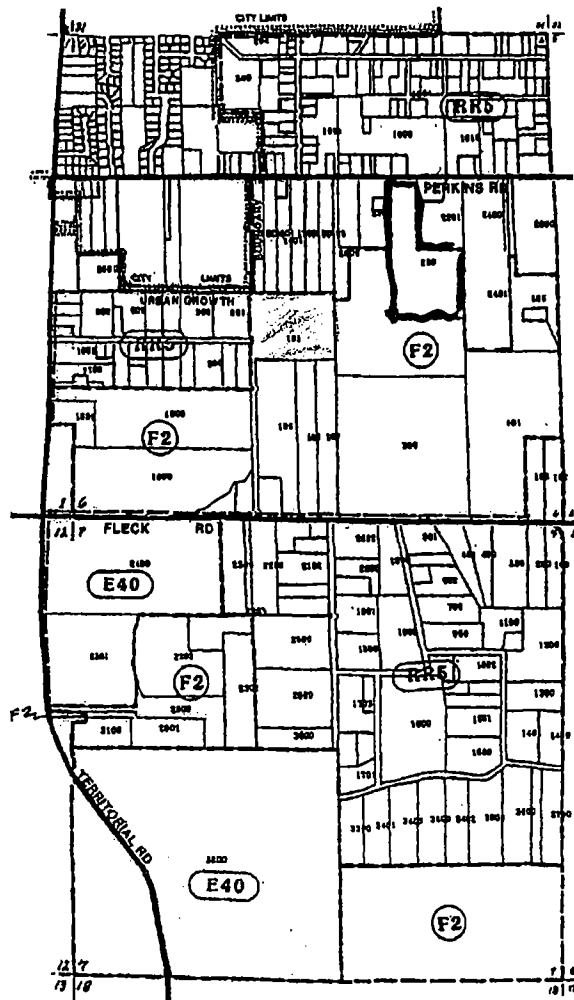
18-00-00-00-00
Ridgley 21.37 acres

BOOK 165 PAGE 1195

188

178

201



190

The zones on this map are changed as follows:
From: RG, RA To: RR2
From: CR, CL, C2, & C3 To: RC Rural Commercial
From: M1, M2, & M3 To: RI Rural Industrial
From: PF To: RPF Rural Public Facility
From: PR To: RPR Rural Park & Recreation

NORTH

lane county



OFFICIAL ZONING MAP

Township Range Sect
18 05 06

ORIGINAL ORD. # PA 884 DATE 2/29/1

REVISION # 1 ORD. # PA 911 DATE

HYLAND - MEASURE 37

Exhibit C: Lane County Official Zoning
Map Plot #189

JRH LAND USE DIVISION
4765 Village Plaza Loop, Suite 201
Eugene, Oregon 97401 (TEL.) 541.687.1081
www.jrhweb.com



**BARNHART
ASSOCIATES**

186 EAST 14TH AVENUE, EUGENE, OR 97401

November 6, 2006

Larry Reed
JRH
4765 Village Plaza Loop
Suite 201
Eugene, Oregon 97401

Dear Larry Reed:

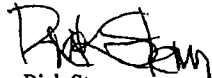
What follows is the market analysis I've performed for the Strawberry Lane property we discussed. I believe that any 5 acre parcels created from the 19 acres would sell for between \$200,000 and \$207,000.

I arrived at this value range by examining a complete list 3-8 acre properties sold in the last 12 months for under \$200,000 and also those sold in that same period over \$200,000. In addition I examined a list of properties currently on the market and see that the current inventory is very small. I am personally familiar with many, but not all of these sold and for sale properties, and I have visited the 19 acres as well. The subject property has many value features and compares very well with properties sold for over \$200,000. Its location is within fifteen minutes of Eugene and it is flat, usable and relatively private.

I am assuming that any parcels created would have preliminary approval for septic systems and wells.

I am enclosing the lists of sold and active properties I used to obtain my estimate of value. I hope you find this information useful.

Sincerely,



Rick Sterry
Broker, Barnhart Associates
186 E. 14th Street
Eugene, Oregon 97401

E-MAIL: homes@barnhartassociates.com • INTERNET: homes@barnhartassociates.com
OFFICE: 541 345-3006 • OFFICE FAX: 541 345-3140 •

HYLAND - MEASURE 37

Exhibit E-1: Market Analysis

Page 1 of 5

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FAX # 344 - 2290

Desktop Search Prospecting Realtor Info MLS Roster Toolkit Back Office Logoff

Rick Sterry

LOTS AND LAND

11/6/2006 10:48:

641-345-3006

Barnhart Assoc Real Estate

12 Mz

MLS#	P	Type	Address	City	Area	Acres	Price
------	---	------	---------	------	------	-------	-------

Sold

6047257	1	MULTI	Hills Creek Lot 603	Springfield	234	5.07	\$200,000
6063842	0	RESID	82936 RATTLESNAKE RD	Dexter	234	5	\$210,000
6047440	0	RESID	37026 hwy 58	Pleasant Hill	234	7.64	\$230,000
4059048	1	RESID	Camas Swale	Creswell	235	6.57	\$245,000
6057447	8	RESID	33938 MARTIN RD	Creswell	235	3.97	\$250,000
6043774	2	RESID	Larson RD	Monroe	237	5	\$200,000
6033840	0	RESID	25050 HALL RD	Cheshire	237	5	\$205,000
4775	0		JASPER RD	Springfield	239	5	\$200,000
2001218	0	RESID	1400 FOX HOLLOW	Eugene	243	5.36	\$200,000
1504683	1	RESID	7 HIDDEN MEADOWS	Eugene	243	5	\$250,000
6015007	0	RESID	Lot 3 Hidden Meadows	Eugene	243	5.33	\$250,000
6028135	5	RESID	La Porte	Eugene	244	3.5	\$221,500

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 SQUARE FOOTAGE IS APPROXIMATE & MAY INCLUDE BOTH FINISHED & UNFINISHED AREAS - CONSULT BROKER FOR INFO
 SCHOOL AVAILABILITY SUBJECT TO CHANGE.

HYLAND - MEASURE 37

Exhibit E-1: Market Analysis

Page 5 of 5

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Property Category: LOTS AND LAND Status = ACT Price = 200000 to 250000 MLS Areas = 234, 236, 237, 239, 240, 243, 244, 245, 249, 250 Map Column = ALL Waterfront = N/A Acres = 3 to 8
Description = ALL Lot Size = ALL Property Type = ALL Manufactured House OK? = N/A

[Print Search Criteria](#)

Rick Sterry

541-345-3006

LOTS AND LAND

Barnhart Assoc Real Estate

11/6/2006 10:51:

7 Mz

MLS#	P	Type	Address	City	Area	Acres	Price
Active							
6085997	3	RESID	Little Fall Creek RD	Fall Creek	234	5	\$237,700
6099788	8	RESID	36881 ROW RIVER RD	Cottage Grove	235	5.11	\$234,900
6099585	5	RESID	Rossberg Lane	Elmira	236	5.01	\$219,900
6099278	3	RESID	Hwy 36	Junction City	237	6.89	\$239,000
6038426	6	RESID	Territorial RD	Monroe	237	3.38	\$250,000
6008217	8	RESID	COMMERCIAL ST	Monroe	237	4.24	\$250,000
6086404	1	RESID	Donna RD	Springfield	250	4.75	\$200,000

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HYLAND - MEASURE 37

Exhibit E-1: Market Analysis

Page 4 of 5

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Rick Sterry

LOTS AND LAND

11/6/2006 10:54:

541-345-3006

Barnhart Assoc Real Estate

3 M:

MLS#	P	Type	Address	City	Area	Acres	Price
Active							
6081383	4	FRM/FOR	Sheffler Parcel 1	Elmira	236	5	\$185,000
6081896	4	FRM/FOR	Sall View Parcel 2	Elmira	236	5	\$185,000
6052083	0	RESID	25208 Perkins Road	Veneta	236	4.93	\$194,900

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SCHOOL AVAILABILITY SUBJECT TO CHANGE.

HYLAND - MEASURE 37

Exhibit E-1: Market Analysis

Page 3 of 5

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Desktop Search Prospecting Realtor Info MLS Roster Toolkit Back Office Logoff

Property Category: LOTS AND LAND Status = SLD Price = 175000 to 199000 Months Back >= 11/6/2005
 MLS Areas = 234, 235, 236, 237, 239, 240, 243, 244, 245, 249, 250 Map Column = ALL
 Waterfront = N/A Acres = 3 to 8 Lot Description = ALL Lot Size = ALL Property Type = ALL
 Manufactured House OK? = N/A

[Print Search Criteria](#)

Rick Sterry

LOTS AND LAND

11/6/2006 10:55:

541-345-3006

Barnhart Assoc Real Estate

7 Me

MLS#	P	Type	Address	City	Area	Acres	Price
Sold							
8007137	4	RESID	BROWN RD	Dexter	234	.5	\$194,700
8027113	8	RESID	89140 TERRITORIAL HWY	Elmira	236	8	\$185,000
8008388	3	RESID	25788 TIDBALL LN	Veneta	236	4.93	\$187,500
8015850	2	RESID	Lot 28 Hidden Meadow	Eugene	243	5	\$190,000
8051377	3	FRM/FOR43		Eugene	243	6.32	\$199,000
8073496	0	RESID	Briggs Hill RD	Eugene	244	5.12	\$185,000
2000112	1	FRM/FOR	Christensen Rd 16	Eugene	244	5.38	\$185,000

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HYLAND - MEASURE 37

Exhibit E-1: Market Analysis

Page 2 of 5

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87660 HALCYON DR
87660 TREK DR
87661 TREK DR
87665 HALCYON DR
87666 HALCYON DR
87666 TREK DR
87681 ERDMAN WAY
87685 PERKINS CT
87689 ERDMAN WAY
87701 ERDMAN WAY
87704 ERDMAN WAY
87712 ERDMAN WAY
87714 ERDMAN WAY
87715 ERDMAN WAY
87716 ERDMAN WAY
87720 ERDMAN WAY
87722 ERDMAN WAY
87732 ERDMAN WAY
87736 ERDMAN WAY

WEAVER JENNIFER
MILLARD JACK H & ALICE R
FARIS JIM
GLORE JAMES W
GREENE RHODA L
EVANS DEE C
SANCHEZ ALBERTO LUNA
VAUGHN DONNA J
LAZAR MATTHEW J
POMAJULCA CESAR ROLANDO
KLOSE RICHARD F & PEGGY D
SMILEY JULIA A
SMILEY JULIA A
FARRAR LELAND V & KAREN E
BAIRD MARK A & CONNIE D
MCCORKLE MARK E & KELLY R
BAIRD MARK A & CONNIE D
HAYES BRIAN L JR
STAMBAUGH EDWARD K & M F

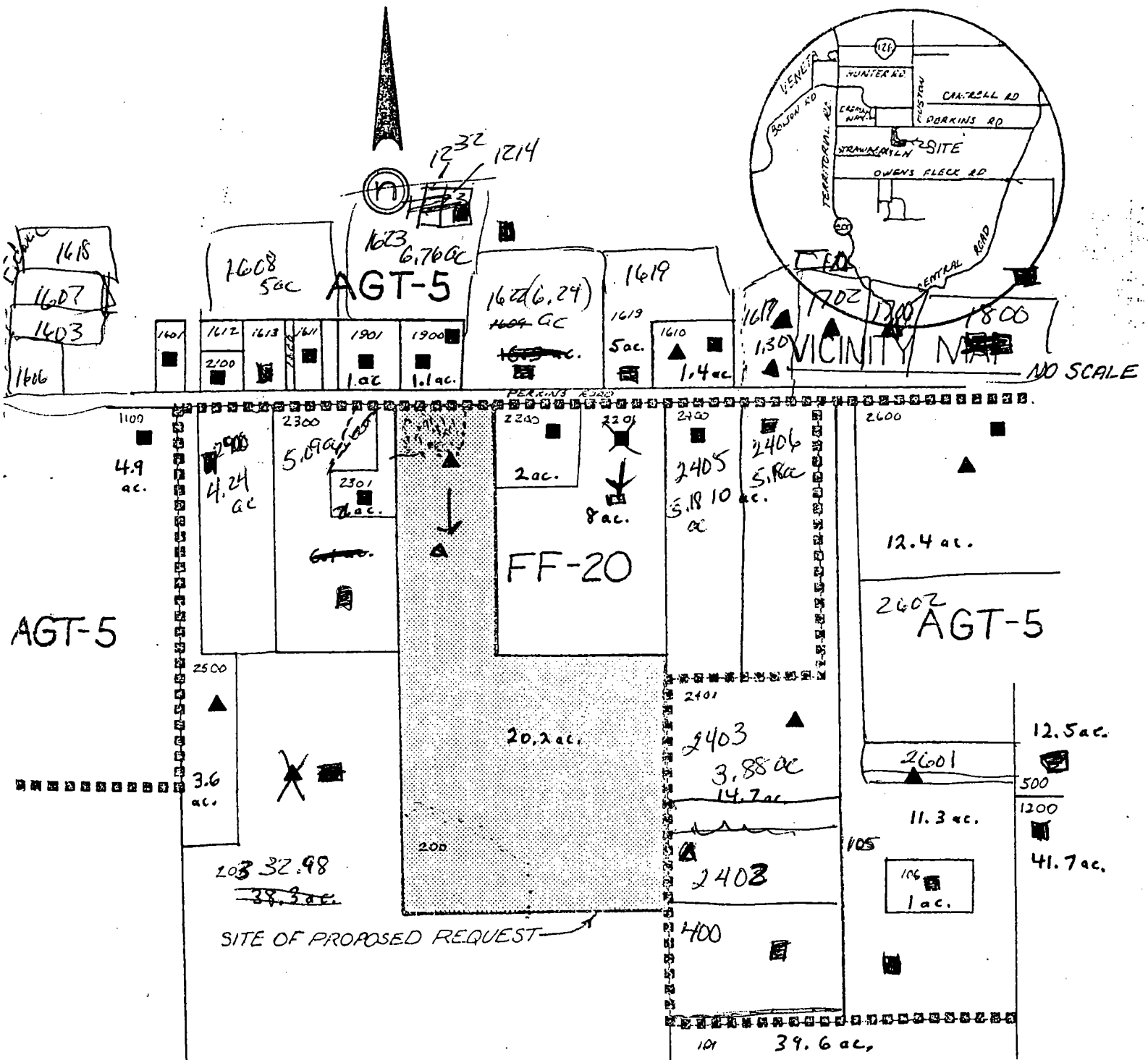
87660 HALCYON DR
144 SHELTER VIEW DR
87661 TREK DR
25469 HWY 126
87666 HALCYON DR
87666 TREK DR
87681 ERDMAN WAY
1545 N DANEBO AVE
87689 ERDMAN WAY
87701 ERDMAN WAY
PO BOX 267
4182 AUBURN RD NE
4182 AUBURN RD NE
87715 ERDMAN WAY
87716 ERDMAN WAY
PO BOX 1022
87716 ERDMAN WAY
87732 ERDMAN WAY
87720 ERDMAN RD

VENETA, OR 97487
KALISPELL, MT 59901
VENETA, OR 97487
VENETA, OR 97487
VENETA, OR 97487
VENETA, OR 97487
VENETA, OR 97487
EUGENE, OR 97402
VENETA, OR 97487
VENETA, OR 97487
ELMIRA, OR 97437
SALEM, OR 97301
SALEM, OR 97301
VENETA, OR 97487
VENETA, OR 97487
VENETA, OR 97487
VENETA, OR 97487
VENETA, OR 97487

25374 PERKINS RD	LINN WILLIAM P & TAMMY M	25374 PERKINS RD	VENETA, OR 97487
25428 PERKINS RD	SEGO RODNEY L & CYNTHIA L	25428 PERKINS RD	VENETA, OR 97487
25443 FLECK RD	MIKILAS NICK T & CYNTHIA L	PO BOX 1522	VENETA, OR 97487
25454 PERKINS RD	RIDGLEY WESLEY LUTHER	25454 PERKINS RD	VENETA, OR 97487
87191 TERRITORIAL HWY	TRAUT FAMILY DECEDENTS TRUST	24991 WOOLWICH	LAGUNA HILLS, CA 92653
87218 MUIRLAND DR	WOOD STAR L	87218 MUIRLAND DR	VENETA, OR 97487
87236 MUIRLAND DR	WOOD STAR L	87218 MUIRLAND DR	VENETA, OR 97487
87248 MUIRLAND DR	POWER JEFFERY & REBECCA E	87248 MUIRLAND DR	VENETA, OR 97487
87431 TERRITORIAL HWY	BOREN FAMILY REVOC LIVING TRUST	87431 TERRITORIAL HWY	VENETA, OR 97487
87553 ESPRIT CT	CAMPANELLA SCOTT A & LIANE M	87553 ESPRIT CT	VENETA, OR 97487
87557 ESPRIT CT	LEBON MICHAEL M	87557 ESPRIT CRT	VENETA, OR 97487
87564 TREK DR	JOHANNSSEN ERIC C	87564 TREK AVE	VENETA, OR 97487
87565 PLACID ST	HAYDEN ENTERPRISES INC	2464 SW GLACIER PL STE 110	REDMOND, OR 97756
87570 TREK DR	PALMER ROBERT BRIAN	PO BOX 42254	EUGENE, OR 97404
87571 PLACID ST	HAYDEN ENTERPRISES INC	2464 SW GLACIER PL STE 110	REDMOND, OR 97756
87576 TREK DR	HAYDEN ENTERPRISES INC	2464 SW GLACIER PL STE 110	REDMOND, OR 97756
87577 PLACID ST	HAYDEN ENTERPRISES INC	2464 SW GLACIER PL STE 110	REDMOND, OR 97756
87584 TREK DR	HANKINS ROY & DENA	2958 NE 13TH DR	HILLSBORO, OR 97124
87585 PLACID ST	HAYDEN ENTERPRISES INC	2464 SW GLACIER PL STE 110	REDMOND, OR 97756
87588 TREK DR	IVEY JIM C & NANCY C	87588 TREK DR	VENETA, OR 97487
87591 PLACID ST	HAYDEN ENTERPRISES INC	2464 SW GLACIER PL STE 110	REDMOND, OR 97756
87594 TREK DR	HOGAN DARLA D & TIMOTHY P	87594 TREK DR	VENETA, OR 97487
87618 TREK DR	CANNARD WILLIAM J	87618 TREK DR	VENETA, OR 97487
87621 HALCYON DR	MAHRER THOMAS L & CAROLYN E	3950 GOODPASTURE LOOP UNIT W	EUGENE, OR 97401
87622 TREK DR	SMART JOEL R & STACI Y	PO BOX 603	VENETA, OR 97487
87624 TREK DR	COLVARD CLARENCE W & JUDITH A	PO BOX 423	VENETA, OR 97487
87628 TREK DR	EWERT TRAVIS E & BOBBI R	86492 TERRITORIAL HWY	VENETA, OR 97487
87629 HALCYON DR	LOFTIN TIMOTHY C	31380 OAK PLAIN DR	HALSEY, OR 97348
87634 TREK DR	JOINER PENNY	87634 TREK DR	VENETA, OR 97487
87635 HALCYON DR	JOHNSON BENJAMIN & ANDREA	87635 HALCYON DR	VENETA, OR 97487
87640 TREK DR	PRIETO STEVEN & SHERI	87640 TREK DR	VENETA, OR 97487
87641 HALCYON DR	MARION JEFFERY R & LISA M	87641 HALCYON DR	VENETA, OR 97487
87646 TREK DR	DAVIS RICHARD E & LORI L	87646 TREK DR	VENETA, OR 97487
87647 HALCYON DR	CRIDER LINDSAY G	5284 SUGARPINE CIRCLE	EUGENE, OR 97402
87652 TREK DR	GRESHAM CAROL ANN	87652 TREK DR	VENETA, OR 97487
87653 HALCYON DR	DESOUSA STEVEN P & KATHERINE SMITH	87653 HALCYON DR	VENETA, OR 97487
87659 HALCYON DR	NICOL TERRI L	87659 HALCYON DR	VENETA, OR 97487

VICINITY MAP

ZC80-4 RIDGLEY



NAME: [illegible]

ED#

PA# 061101 White

SP#

SH#

Scout to file

OTHER

TRUST AGREEMENT

PARTIES:

The parties to this agreement are BRITTA BELLE WILLIE as Trustor and BRITTA BELLE WILLIE as Trustee. This Trust shall be known as the BRITTA BELLE WILLIE TRUST.

DECLARATIONS:

The Trustor is the owner of certain assets. The Trustor is transferring her assets into this Trust. The purpose of this Trust is to have the assets managed during her lifetime; and to provide for the distribution of the assets after her death.

TERMS:

The party agrees:

1.1 Declaration of Trust. I, Britta Belle Willie, do hereby establish a Trust with myself as the initial Trustee. All property which is made subject to this Trust shall be held, administered and distributed in accordance with this agreement.

1.2 Name of Trust. This Trust shall be known as the BRITTA BELLE WILLIE TRUST.

1.3 Trust Property. The Trustor has transferred and delivered to the Trustee the property described on Schedule A, and the Trustee acknowledges receipt of this property.

1.4 Additions to the Trust. The Trustee may receive other property, real or personal, tangible or intangible, including life insurance policies, that is transferred by Will or otherwise granted, conveyed, assigned or made payable to the Trustee by me or any other person. The Trustee shall have sole discretion

to accept or reject additions to the Trust. Upon acceptance by the Trustee, the property shall become subject to this agreement.

1.5 Revocable Nature of Trust. The Trustor reserves the power to amend or revoke this Trust in whole or in part by an instrument in writing delivered to the Trustee during the Trustor's lifetime. However, without the Trustee's consent an amendment may not substantially increase the duties or liabilities of the Trustee or change the compensation of the Trustee. If the Trust is completely revoked, the Trustee shall promptly deliver all of the Trust funds to the Trustor or the one to whom the Trustor may designate. The power to revoke is personal to the Trustor and may not be exercised on the Trustor's behalf by a guardian, conservator, power of attorney or other representative.

1.6 Successor Trustee. If the Trustee dies, resigns or becomes incapacitated, Jessie Fountain shall act as Trustee, with First Interstate Bank of Oregon, NA. as the second alternate. In the event of a successor Trustee, all right, title and interest in and to the Trust assets shall vest immediately in the successor Trustee.

1.7 Incapacity. For purposes of this instrument, an original Trustee or any successor Trustee shall be considered incapacitated if the Trustee becomes unable to manage her own business affairs due to illness or for any other cause, and that incapacity is likely to continue. The fact of incapacity shall be determined by a nominated successor Trustee, who I authorize and permit to consult with any treating physician to determine capacity. Any person who accepts the office of Trustee hereby grants to the nominated successor the authority to determine his or her legal capacity.

a. Legal capacity shall be determined as follows:

(1) The named successor is given authority by this document,

which shall serve as a form of medical authorization, to consult with medical providers for the Trustee.

(2) Any named Trustee waives the confidentiality privilege between medical providers and patient, and authorizes those providers to disclose a Trustee's medical condition and capacity to manage and participate in decisions about business affairs or asset management.

(3) When medical information has been obtained by the successor Trustee, the successor Trustee has the sole authority, after consultation with any treating physician, to determine whether a Trustee lacks capacity.

b. Liability for Determination of Incapacity. If the named successor acts in good faith, he or she shall not be liable for any acts or omissions in reliance upon the determination of incapacity.

TRUST INCOME:

2.1 Trustee to Pay Income. The Trustee, in her sole discretion, shall pay or apply all or any part of her net income for the maintenance, care, health and general support of the Trustor.

2.2 Income Payment Required. Trustor may from time to time require that the Trustee pay to the Trustor or apply for her benefit any net income of the Trust not expended by the Trustee under the previous subsection.

2.3 Income Added to Principal. Any net income not paid or applied by the Trustee under the two previous subsections shall be added to the principal.

TRUST PRINCIPAL:

3.1 Trustee to Pay Principal. Trustee, in her discretion, shall pay or apply all or any part of the Trust principal for the maintenance, care, health and general support of the Trustor.

3.2 Principal Payment Required. Trustor may from time to time require that the Trustee pay to Trustor or apply for her benefit any Trust principal not expended by Trustee under the previous subsection.

TRUSTEE'S AUTHORITY:

4.1 Trustee Powers. Trustee shall have all authority helpful and appropriate to her duties under this Trust including, but not limited to, authority to:

- a. transfer title to Trust income or principal;
- b. invest, sell and reinvest Trust income and principal in such a manner as Trustee deems prudent without being limited to fiduciary investments;
- c. purchase as Trust principal any real or personal property as the Trustee deems to be in the best interests of the Trust; and
- d. pay all reasonable and necessary Trust expenses (including Trustee compensation) from Trust income or principal as the Trustee deems best.

4.2 Trust Expenses. All reasonable and necessary Trust expenses (including Trustee compensation) shall be paid from Trust income or Trust principal.

IDENTIFICATION OF TRUSTOR AND BENEFICIARIES:

5.1 Trustor. The Trustor is a married woman with four children, Luana Lee Brock, Arlene Ethel Gorgas, Wendell Joseph Widener and Phillip Lee Widener. These four children are children of a previous marriage.

5.2 Beneficiaries. The Beneficiaries are the Trustor's children.

TERMINATION OF THE TRUST:

6.1 Distribution on Death of Trustor. Upon the death of the Trustor, the Trustee shall apply and distribute the Trust estate, including all accrued and undistributed income, as follows:

a. Trustee shall pay the costs and expenses of the Trustor's last illness and disposal of her remains, or shall contribute thereto as may be necessary unless, in the opinion of the Trustee, there shall be other adequate means for the payment thereof;

b. All other debts of the Trustor shall be paid;

c. All inheritance taxes, if any are due, shall be paid;

d. The sum of \$2,000.00 shall be distributed to each of the Trustor's two sons, Wendell Joseph Widener and Phillip Lee Widener;

e. All of the Trustor's household goods shall be distributed to her daughter, Luana Lee Brock;

f. All the rest and residue of the Trustor's property, wherever situated, both real and personal, shall be distributed in equal shares, to the Trustor's two daughters, Luana Lee Brock and Arlene Ethel Gorgas;

g. If any of the Trustor's children shall fail to survive the Trustor, any deceased child's share, of the Trustor's estate, shall be distributed to the Trustor's surviving children, in equal shares.

6.2 Time of Termination. This Trust shall terminate upon the distribution of all Trust income and principal as provided in the preceding subsection.

TRUSTEE:

7.1 Resignation of Trustee. A Trustee may resign the Trusteeship at any time. Any resignation shall be in writing and shall become effective only upon written acceptance of the Trust by a successor Trustee.

7.2 Transfer to Successor Trustee. Upon acceptance, a successor Trustee shall succeed to all rights, powers and duties of the Trustee. All right, title and interest in the Trust property shall vest in the successor Trustee. The prior Trustee shall, without warranty, transfer the existing Trust property to

the successor Trustee. A successor Trustee shall not have any duty to examine the records or actions of any former Trustee and shall not be liable for the consequences of any act or failure to act of any former Trustee.

7.3 No Bond Required. No bond or other undertaking shall be required of any Trustee of this Trust. However, should a Court of competent jurisdiction determine, upon application of any interested person, that it is contrary to the best interests of the Trustor and other Beneficiaries for the Trustee not to be bonded, then the Trustee shall, as a Trust expense, be bonded in such amount as the Court shall determine.

7.4 Indemnification. The Trustee may require indemnification to the Trustee's satisfaction, before accepting the Trust or taking any steps authorized hereunder.

7.5 Trustee Notification Upon Resignation. The Trustee shall give written notice of resignation to the Trustor and to any successor Trustee. The Trustee may (but is not required to) notify any named successor Trustee, the Trustor, the Trustor's guardian, if any, and any other interested person or public or private agency authorized to act for the protection of the Trustor of his or her resignation and of the reasons for the resignation.

GENERAL ADMINISTRATIVE PROVISIONS:

8.1 Survivorship. A remainder Beneficiary under this instrument shall be considered to survive the primary Beneficiary only if the remainder Beneficiary is living on the sixtieth day after the date of the primary Beneficiary's death.

8.2 Elections, Decisions and Distributions. I authorize the Trustee to make any election or decision available to my Trust under federal or state tax laws, to make pro rate or non-pro rate distributions without regard to any differences in tax basis of assets distributed, and to make distributions in

cash, in specific property, in undivided interests in property, or partly in cash and partly in property. The good faith decisions of the Trustee, in the exercise of these powers, shall be conclusive and binding on all parties and the Trustee need not make any adjustments among Beneficiaries because of any election, decision or distribution.

8.3 Governing Law. The validity and construction of this agreement shall be determined under Oregon law in effect on the date this agreement is signed.

8.4 Captions. The captions are inserted for convenience only. They are not a part of this agreement and do not limit the scope of the section to which each refers.

8.5 Interpretation. It is the Trustor's primary intent that this Trust allow her to live the best quality of life possible, even if that means expending all of the Trust funds for her care, maintenance and support. The Trustor expects to be treated with dignity during her lifetime and allowed to live in the most independent environment possible regardless of what her physical and mental limitations might be.

This agreement is executed this 23 day of August, 1995.

TRUSTOR:

TRUSTEE:

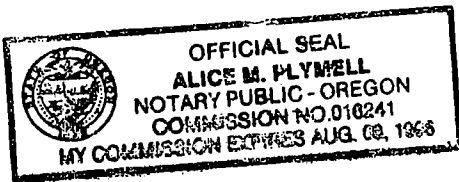
Britta Belle Willie
Britta Belle Willie

Britta Belle Willie
Britta Belle Willie

STATE OF OREGON,)
County of Lane.) ss.

Personally appeared before me this 27 day of August, 1995, the above-named BRITTA BELLE WILLIE and acknowledged the foregoing instrument to be her voluntary act and deed.

Alice M. Plymell
Notary Public for Oregon
My Commission expires: 8/8/95



SCHEDULE A

REAL PROPERTY:

Beginning at the Northwest corner of the Claud Arp and wife Donation Land Claim No. 63, Notification No. 6567, in Township 19 South, Range 3 West of the Willamette Meridian, and running thence North 89° 54' East 33.61 chains, thence South 5.00 chains, thence East 34.78 chains, thence South 20 chains and 44 1/2 links; thence West 9.78 chains to the East line of said claim; thence South 40 links, thence West 58.61 chains to the West line of said claim and thence North 25.00 chains to the Place of Beginning, in Lane County, Oregon. Excepting the railroad right of way through and across said premises. Also except that portion granted the State Oregon by and through its State Highway Commission by Frank J. Sly by deed dated February 2, 1954, recorded February 6, 1954, Lane County Oregon Deed Records under Clerk's filing no. 22596. Also, except, all that property West of the Southern Pacific Railway Line for tax lot 6100 which has been sold.

Lots 39 and 40, Kelso Addition to Irving, Map No. 17-04-10-22-03600 platted in Volume 14, Page 8, Lane County Oregon Plat Records in Lane County, Oregon.

PERSONAL PROPERTY:

Household goods

OTHER PROPERTY: