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6/1

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COMMUNITY PROPERTY AGREEMENT

We, the undersigned, ALBERT L. JACKSON and EVA M. JACKSON, husband and wife, hereby declare and agree that all property now owned or hereafter acquired by either or both of us, whether now or hereafter held in the apparent form of joint tenancy, tenancy in common or in any other manner (unless expressly excepted in the next paragraph), is and shall be our community property.

Excepted from this agreement are: (1) motor vehicles now or hereafter standing in our names as joint tenants, which shall be true joint tenancy (and not community) property; (2) commercial checking accounts now or hereafter standing in our names as joint tenants, which shall be true joint tenancy (and not community) property; and (3) separate property held in his or her individual name.

The mere taking of title in the future to property (other than that mentioned in the preceding paragraph) in the name of either or both of us or in apparent joint tenancy or tenancy in common form shall not except such property from this agreement or constitute an amendment to this agreement.

Executed this 6th day of August, 1987, at Modesto, California.

Albert L. Jackson
ALBERT L. JACKSON

Eva M. Jackson
EVA M. JACKSON

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STATE OF CALIFORNIA)
) ss.
COUNTY OF STANISLAUS)

On this 6th day of August, 1987, before me, the undersigned, a Notary Public in and for said County and State, personally appeared ALBERT L. JACKSON and EVA M. JACKSON, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to this instrument and acknowledged that they executed it.



Loretta K. Rieb
Notary Public

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COOPER

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