

KNOW ALL MEN BY THESE PRESENTS, That Cansel Development Co. and Edsel Development Co., corporations duly organized and existing under the laws of the State of Oregon, hereinafter called the grantor, in consideration of ONE THOUSAND FIVE HUNDRED NINETY AND NO/100 ----- Dollars

ALL CASH

to grantor paid by VINCENT H. CHARLES and IRENE CHARLES, husband and wife as tenants by the entireties, hereinafter called the grantee, do hereby grant, bargain, sell and convey unto the said grantee and grantee's successors, heirs and assigns, that certain real property with the tenements, hereditaments and appurtenances thereto belonging or appertaining, situated in the State of Oregon and the county of Klamath, described as follows, to wit:

Lot (s) 15 & 16, Block 28
First Addition to Klamath Forest Estates

as recorded in Klamath County, Oregon

and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property.

TO HAVE AND TO HOLD the above described granted premises unto the said grantee and grantee's successors, heirs and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's successors, heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that grantor will and grantor's successors shall warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

In construing this deed and where the context so requires, the singular includes the plural.
The foregoing recitation of consideration is true as I verily believe.

Done by order of the grantor's respective board of directors, with their respective corporate seals attached, this 17th day of February, 1976.

Klamath Falls Forest Estates

By: Cansel Development Co.
By: Paul Lazaris, Vice President
STATE OF CALIFORNIA, County of Los Angeles) ss.
February 17, 1976
Personally appeared: Paul Lazaris

who being duly sworn, did say that he is the Vice President of Cansel Development Co., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed on behalf of said corporation by authority of its board of directors. LISA SIDNEY

Before me: My Commission Expires February 1, 1977
Notary Public for California.
My commission expires: 2/1/77

By: Edsel Development Co.
By: Bernard L. Olafson, Vice President
STATE OF CALIFORNIA, County of Los Angeles) ss.
February 17, 1976
Personally appeared: Bernard L. Olafson

who being duly sworn, did say that he is the Vice President of Edsel Development Co., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed on behalf of said corporation by authority of its board of directors. LISA SIDNEY

Before me: My Commission Expires February 1, 1977
Notary Public for California.
My commission expires: 2/1/77

WARRANTY DEED

Mail tax statements to:

Mr. and Mrs. Vincent Charles
TO
500 S. E. 25th Street
FT. Lauderdale, FL 33316

AFTER RECORDING RETURN TO

same as above

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

FEE \$ 3.00

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 18th day of MARCH, 1976, at 2:56 o'clock P.M., and recorded in book M-76 on page 3888. Record of Deeds of said County.

Witness my hand and seal of County affixed.

W. D. MILNE
County Clerk—Recorder.

By: Hazel Dragil
Deputy.

SPRAGUE RIVER UNIT 2