

KNOW ALL MEN BY THESE PRESENTS, That Carse 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 EIGHT HUNDRED NINETY FIVE AND NO/100 Dollars

to grantor paid by JAMES E. ZIMMERMAN and MISHELLE ZIMMERMAN, husband and wife as tenants by the entireties, does 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) 11 Block 42  
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 23rd day of January, 1976.

Klamath Falls Forest Estates

By Carse Development Co.  
By Paul Lazaris, Vice President  
STATE OF CALIFORNIA, County of Los Angeles ss.  
March 9, 1976  
Personally appeared Paul Lazaris

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

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.  
March 9, 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. Instrument was signed and sealed on behalf of said corporation by authority of its board of directors. LISA S. DOWNEY acknowledged said instrument.

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. James Zimmerman  
TO  
458 Raymor Ave  
Corona, Ca. 91720

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 ss.

I certify that the within instrument was received for record on the 19th day of January, 1976 at 3:36 p.m. and recorded in book 3848 on page 3848.

Record of Deeds of said County

Witness my hand and seal of County affixed.

W. D. MILNE

County Clerk—Recorder.

By Hazel Drazil Deputy.