

KNOW ALL MEN BY THESE PRESENTS, That Carvel 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

ALL CASH

to grantor paid by William G. Towns and Helen Towns, husband and wife as tenants by the entirety and hereinafter called the grantee, 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 thereunto belonging or appertaining, situated in the State of Oregon and the county of Klamath, described as follows, to wit:

Lot (s) 17, Block 41
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 19th day of April 1976

Klamath Falls Forest Estates

By Edsel Development Co.

Bernard L. Olafson, Vice President

STATE OF CALIFORNIA, County of Los Angeles ss. April 19, 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 he is duly authorized by authority of the board of directors of said corporation to execute and deliver said instrument.

Before me, Notary Public for California, My Commission Expires February 1, 1977

Notary Public for California, My commission expires 2/1/77

By Carvel Development Co.

Richard P. Carlsberg, President

STATE OF CALIFORNIA, County of Los Angeles ss.

April 19, 1976

Personally appeared Richard P. Carlsberg

who being duly sworn, did say that he is the

President of Carvel Development Co., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that he is duly authorized by authority of the board of directors of said corporation to execute and deliver said instrument.

Before me, Notary Public for California, 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. William Towns

TO

SRA Box 1522-A

Anchorage, Ak 99504

AFTER RECORDING RETURN TO

same as above

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

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 25th day of MAY 1976

at 8:34 o'clock A.M., and recorded in book M. 76 on page 7696

Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk--Recorder.

Hazel Inagaki Deputy.

FEE \$ 3.00

SPRAGUE RIVER UNIT 2