

**KNOW ALL MEN BY THESE PRESENTS, That** PINECREST ESTATES, INCORPORATED who took title as PINECREST ESTATES, INC., an Oregon corporation.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
CHRISTOPHER S. ODGERS

....., hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 2, Block 10 in TRACT 1101, PINECREST FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

33  
11/10/2011  
This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify approved uses."

**MOUNTAIN TITLE COMPANY INC.**

- continued on the reverse side of this deed

(If space insufficient, continue description on reverse side)

*To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.*

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as stated on the reverse side of this deed and those apparent upon the land, if any, as of the date of this deed.

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer stated in terms of dollars is \$ 6 500.00

The fair and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes either property or value given or promised which is the whole consideration (indicate which) (or).

**In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.**

In Witness Whereof, the grantor has executed this instrument this 12th day of March, 1985;  
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by  
order of its board of directors. PLINECREST ESTATES, INCORPORATED

(If executed by a corporation,  
"\_\_\_\_\_"

By: Walter E. Remstedt  
WALTER E. REMSTEDT VICE PRESIDENT

STATE OF OREGON, )  
County of \_\_\_\_\_ ) ss.  
10

STATE OF OREGON, County of Klamath  
March 13 1985

Personally appeared WALTER B. REESTED, and  
each for himself and not one for the other, did swear that the foregoing is the  
true and correct copy of the original as the same appears in the files of the  
Vice President of the United States.

PINECREST ESTATES, INCORPORATED, a corporation,  
and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed in be-  
half of said corporation by authority of its board of directors; and each of  
them acknowledged said instrument to be its voluntary act and deed.

Before me: \_\_\_\_\_  
(OFFICIAL SEAL) \_\_\_\_\_  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

Before me: Frederic L. Redd (OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: 11/6/87

Pinecrest Estates, Incorporated

GRANTOR'S NAME AND ADDRESS

Christopher S. Odgers

P.O. Box 362  
Bly, OR 97622

GRANTEE'S NAME AND ADDRESS

**After recording return for:**

SAME AS GRANTEE

NAME ADDRESS ZIP

Until a change is requested all tax statements shall be sent to the following address:

SAME AS GRANTEE

NAME ADDRESS ZIP

STATE OF OREGON

County of \_\_\_\_\_

I certify that the within instru-  
ment was received for record on the  
day of 19

at ..... o'clock ..... M., and recorded  
in book ..... on page ..... or as  
file/reel number .....

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

By \_\_\_\_\_ Recording Officer \_\_\_\_\_  
 \_\_\_\_\_ Deputy \_\_\_\_\_

- continued from the reverse side of this deed -

3755

SUBJECT TO:

1. Reservations, restrictions, and easements as contained in plat dedication, to wit:

"said plat is subject to: (1) All applicable zoning ordinances and recorded restrictive covenants, (2) Building setback lines are 75 feet from centerline of street on which the lot fronts and 50 feet from the centerline of the street on which the lot sides; Also subject to: 16 foot utility easements centered on all side and back lot lines, the drainage easements as shown on the annexed plat, and the 10 foot slope easements as shown on the annexed plat; And also dedicate, donate, and convey to Klamath County the area shown designated as a public road when the County governing body deems it necessary. In accordance with O.R.S. 92.090, Sections (4) & (5), Subsection (c), I do hereby certify that there will be no domestic water supply facility provided except to Lots 12, 13, & 14 of Block 6, Lots 8, 9, 10, 11, & 12 of Block 7 and Lot 6 of Block 8 and no sewage disposal facility provided to the purchasers of any lot depicted on the annexed plat."

2. Subject to any assessments, including the terms and provisions thereof, of Pinecrest Water Company.

STATE OF OREGON, )

County of Klamath )

Filed for record at request of

on this 13 day of March A.D. 19 85  
at 3:09 o'clock P M, and duly  
recorded in Vol. M85 of Deeds  
Page 3754

EVELYN BIEHN, County Clerk

By Tom Smith Deputy

Fee 9.00

