

OA

51763

WARRANTY DEED—STATUTORY FORM
INDIVIDUAL GRANTOR

Vol. M85

Page 12312

JAMES H. REEVE and MARY ANN REEVE, husband and wife,

conveys and warrants to FOR BETTER IDEAS, INC.,

Grantor,

Grantee, the following described real property free of encumbrances
except as specifically set forth herein situated in Klamath County, Oregon, to-wit:Lot 27, Block 3, LITTLE RIVER RANCH, according to the official plat thereof
on file in the office of the County Clerk, Klamath County, Oregon.

12 PH 2 5 AUG 85

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said property is free from encumbrances except rights of the Federal Government, the State of Oregon; easements, reservations and Declaration of Protective covenants and conditions, all of record. Also except the Agreement and Right of Way easement to Midstate Electric of record. Except taxes for 1985-86, a lien not yet payable.

The true consideration for this conveyance is \$ 5,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 31 day of July, 19 85

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.

James H. Reeve
Mary Ann Reeve

STATE OF OREGON, County of Deschutes

This instrument was acknowledged before me on) ss.

by James H. Reeve and Mary Ann Reeve, husband and wife,

July 31, 19 85

(SEAL)

Jeannette A. Hickson
Notary Public for Oregon
My commission expires 7-16-87

WARRANTY DEED

GRANTOR

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

Steve Scott & Co.

1208 N. E. 4th St.

Bend, OR. 97701

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of August, 19 85, at 2:12 o'clock P.M., and recorded in book/reel/volume No. M85 on page 12312 or as fee/file/instrument/microfilm/reception No. 51763, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By P. Smith Deputy

Fee: \$5.00

AFTER RECORDING, RETURN TO:
James E. McCobb
51764 P. O. Box 5050
Klamath Falls, OR 97601

K-37869

Vol. 1185 Page 12313

STATUTORY WARRANTY DEED

CATHERINE CROMWELL, a widow not remarried, Grantor, conveys and warrants NEWMAN ENTERPRISES, INC., an Oregon Corporation, the real property described as follows, free of encumbrances, except as specifically set forth herein:

The N1/2 of the SE1/4 of Section 13, Township 37 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.

Subject to and excepting:

85 AUG 5 PM 2 12

1. The assessment roll and the tax roll disclose that the within described premises were specially assessed as farm land. Taxes paid for the year 1984-85 and possibly prior years have been deferred pursuant to ORS 308.370 to 308.403. These, plus earned interest are due and payable when said reason for the deferment no longer exists.
2. Right of Way for roads and electrical and telephone transmission lines, given by Augusta D. Atherton to Klamath County, Oregon, dated September 4, 1951, recorded September 12, 1951, in Volume 249 page 517, Deed records of Klamath County, Oregon, as affected by Quitclaim Deed from Klamath County, Oregon, to United States Department of Agriculture-Forest Service, dated May 25, 1956, recorded May 27, 1956, in Volume 321 page 453, Deed records of Klamath County, Oregon.
3. Easement, including the terms and provisions thereof, from the United States of America, acting by and through the Forest Service, Department of Agriculture to Weyerhaeuser Company, a corporation, dated September 21, 1970, recorded April 6, 1971, in Volume M71 page 2842, Deed records of Klamath County, Oregon, and re-recorded October 11, 1971, in Volume M71 page 10644, Deed records of Klamath County, Oregon (affects NE1/4 SE1/4)

The true and actual consideration for this conveyance is \$15,000.

Until a change is requested, all tax statements are to be sent to the following address: Newman Enterprises, Inc., 1859 Riverside Drive, Klamath Falls, OR 97601.

STATUTORY WARRANTY DEED

02/RP3

12314

THIS INSTRUMENT DOES NOT GUARANTY 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.

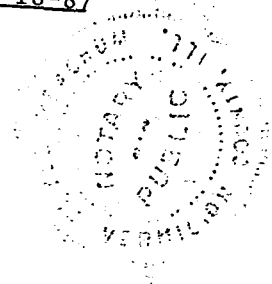
DATED this 25th day of June, 1985.

Catherine Cromwell
CATHERINE CROMWELL

STATE OF ILLINOIS)
County of Vermilion) ss.

The foregoing instrument was acknowledged before me this
25th day of June, 1985, by Catherine Cromwell.

Clyde Meachum
NOTARY PUBLIC FOR ILLINOIS
My Commission Expires: 7-18-87



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of August A.D., 19 85 at 2:12 o'clock P M., and duly recorded in Vol. M85 day
of _____ Deeds on Page 12313

FEE \$9.00

Evelyn Biehn, County Clerk
By Tom Smith

STATUTORY WARRANTY DEED

02/RP3