

M-29558

58248

**Aspen**  
TITLE & ESCROW, INC.  
**WARRANTY DEED (INDIVIDUAL)**

Vol. 1880 Page 2673

BOBBY RALPH McCLELLAN, as Trustee under that certain Declaration of Trust  
entitled McClellan Family Trust dated April 5, 1971  
convey(s) to CHRISTAIN LOVE CENTER, INC., An Oregon Corporation, hereinafter called grantor,  
County of Klamath, State of Oregon, described as: all that real property situated in the

A portion of the NE $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 34, Township 34 South, Range 7  
East of the Willamette Meridian, in the County of Klamath, State  
of Oregon, beginning at a point which is North 47° 4' West, 640  
feet, and North 30° 30' East, 150.2 feet from the intersection of  
the Westerly line of LaLakes Avenue and the Northerly line of the  
Chiloquin-Klamath Agency County Road in the Township of West Chiloquin;  
thence North 47° 4' West 100 Feet to the true point of beginning;  
thence North 47° 4' West 130 feet; thence East 147.5 feet; thence  
South 30° 30' West 103 feet to the point of beginning, also referred  
to as Lot 41, SPINKS ADDITION TO CHILOQUIN.

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE  
SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPART-  
MENT TO VERIFY APPROVED USES."

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 PLAN-  
NING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
Those set out in Exhibit "A" attached hereto  
and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ Donation. However, the actual con-  
sideration consists of or includes other property or value given or promised which is the whole consideration  
(Indicate which) (Delete between symbols; if not applicable. See ORS 93.030)  
In construing this deed and where the context so requires, the singular includes the plural.  
IN WITNESS WHEREOF, the grantor has executed this instrument this 29th day of January,  
19 86.

ARIZONA  
STATE OF OREGON, County of Yamhill  
On this 7th day of February, 19 86.  
Personally appeared the above named BOBBY RALPH McCLELLAN, Trustee  
Instrument to be his voluntary act and deed. and acknowledged the foregoing

Before me: Robert Wayne  
Notary Public for Arizona  
My Commission Expires: Mar 18, 1986

BOBBY RALPH McCLELLAN, as Trustee under  
that certain Declaration of Trust Entitled  
McClellan Family Trust dated April 5, 1971  
GRANTOR'S NAME AND ADDRESS  
CHRISTAIN LOVE CENTER, INC.

GRANTEE'S NAME AND ADDRESS  
After recording return to:  
Christain Love Center, Inc.  
P.O. Box 236  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
Christain Love Center, Inc.  
P.O. Box 236  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of \_\_\_\_\_ ss.  
I certify that the within instrument  
was received for record on the \_\_\_\_\_ day  
of \_\_\_\_\_, 19 \_\_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book/reel/volume No. \_\_\_\_\_ on  
page \_\_\_\_\_ or as document/film/fiche/  
Instrument/microfilm No. \_\_\_\_\_,  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

By \_\_\_\_\_ TITLE \_\_\_\_\_  
Deputy

EXHIBIT "A"

McClellan Family Trust to Christain Love Center, Inc.

2674

SUBJECT TO:

1. City regulations of the City of Chiloquin.
2. Rights of the public in and to any portion of the herein described premises lying within the boundaries of road or highways.
3. Right of way, including the terms and provisions thereof, from R.C. Spink, et ux., to the California Oregon Power Company, dated March 16, 1923, recorded March 27, 1923 in Deed Book 61 at page 15, as adjusted by the terms and provisions of easement from R. C. Spink, et ux., to the California Oregon Power Company, dated January 27, 1926, recorded March 6, 1926 in Deed Book 69 at page 348.
4. Unpaid Taxes for 1985-1986:

|               |   |           |
|---------------|---|-----------|
| Amount        | : | \$32.29   |
| Plus Interest | : |           |
| Code          | : |           |
| Map           | : | 12        |
| TL            | : | 3407-3431 |
| Key No.       | : | 2300      |
|               | : | 198618    |

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_  
of February A.D., 19 86 at 3:42 o'clock P M., and duly recorded in Vol. 12th day  
of \_\_\_\_\_ on Page 2673 M86

FEE \$9.00

By Evelyn Biehn, County Clerk  
Pam Smith