

KNOW ALL MEN BY THESE PRESENTS, That BOBBY L. LAMBERT hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BRUCE A. SORLIEN and LINDA A. SORLIEN, husband and wife 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, State of Oregon, described as follows, to-wit:

A tract of land situated in the N 1/2 of SE 1/4 of Section 9, Township 39 South, Range 30 East of the Willamette Meridian, Klamath County, Oregon, described as follows: Beginning at the East 1/4 corner of said Section 9, thence South 0°08' West 608.25 feet; thence North 89°52' West 1095.51 feet to the point of beginning; thence North 0°08' East 205 feet; thence North 89°52' West 214.19 feet; thence South 0°08' West 205 feet; thence South 89°52' East 214.19 feet to the point of beginning.

- continued on the reverse side of this deed -

MOUNTAIN TITLE COMPANY

"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 department to verify approved uses."

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 \$ 40,395.85

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

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 28th day of April, 1986, 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.

Bobby L. Lambert
BOBBY L. LAMBERT

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

STATE OF OREGON,)
County of Klamath) ss.
April 28 19 86
Personally appeared the above named
BOBBY L. LAMBERT
and acknowledged the foregoing instrument to be his voluntary act and deed.

STATE OF OREGON, County of _____) ss.
Personally appeared _____ and _____ who, being duly sworn each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____ 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 behalf 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:
Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)
Kusti L. Redd
Notary Public for Oregon
My commission expires: 11/16/87

Bobby L. Lambert
6767 Tingle Lane #10
Klamath Falls, OR 97603
GRANTOR'S NAME AND ADDRESS
Bruce A. Sorlien & Linda A. Sorlien
3600 Pine Grove Road
Klamath Falls, OR 97603
GRANTEE'S NAME AND ADDRESS
After recording return to:
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 _____) ss.
I certify that the within instrument 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

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads, or highways.
2. Grant of Right of Way for transmission lines executed by Roy F. Kinsman to the Pacific Telephone and Telegraph Company, a California corporation, dated May 14, 1942, recorded August 1, 1942, in Volume 142, page 41, Deed Records of Klamath County, Oregon. (Blanket easement)
3. Conditions and restrictions as set forth in deed to Guy S. Troxel and Mildred L. Troxel dated November 25, 1959, recorded December 8, 1961, in Volume 334, page 261, Deed Records of Klamath County, Oregon, as follows:
"any dwelling must have a market value of not less than \$8,000.00. No business or enterprises of any kind shall be conducted or maintained which would be a public nuisance or detriment to the community."
4. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Mallory Enterprises Public Utility District.
5. Mortgage, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein,
Dated: April 21, 1978
Recorded: April 21, 1978
Volume: M78, page 7844, Microfilm Records of Klamath County, Oregon
Amount: \$42,500.00
Mortgagor: Bobby L. Lambert
Mortgagee: State of Oregon, represented and acting by the Director of Veterans' Affairs (I-M86982)

The Grantees named on the reverse side of this deed hereby agree to assume and pay in full the above described Mortgage.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ 28th day of _____ 1:32 A.D., 19 P at 1:32 o'clock P M., and duly recorded in Vol. M86 Deeds on Page 7207.

FEE \$14.00

By Evelyn Biehn, County Clerk

[Signature]