



Art A. Balczarek

Grantor, conveys and specially warrants to Alexander and Sophie Balczarek (H &amp; W)

Grantee, the following described real property free of encumbrances created or suffered by the grantor except as specifically set forth herein:

portances thereunto belonging or appertaining, situated in the County of Klamath, and State of Oregon described as follows, to-wit: Those portions of Government Lots 5, 6, 11, 12, 13, 14, and 19 lying Westerly of the Right Way of Highway 97 and Easterly of the Southern Pacific Right Way all being in Section 10, Township 36 South, Range 7 East of the Willamette Meridian.

SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Modoc Point Irrigation Project and Modoc Point Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; Conditions and restrictions imposed by instrument recorded March 7, 1956 in Volume 281 at page 337; Rights of the public in and to any portion of said premises lying within the limits of roads and highways; Conditions and restrictions imposed by instrument recorded May 15, 1957 in Volume 291 at page 624.

Encumbrances:

"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." (Here comply with the requirements of ORS 93.030).

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, if a corporate grantor, it has caused its name to be signed by order of its board of directors.

Art A. Balczarek

STATE OF OREGON,

County of Clackamas

April 23, 19 86

Personally appeared the above named

Art A. Balczarek

and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 8/26/89

If the consideration consists of or includes other property or value, add the following:  
The actual consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which):

Art A. Balczarek

18631 SW Kristi Way  
Lake Oswego, Oregon 97034

Grantor's Name and Address

Alexander & Sophie Balczarek (H & W)  
2541 Ridgeland Rd.  
Torrance, California 90505

Grantee's Name and Address

After recording return to:

GRANTEE

Name, Address, Zip

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

GRANTEE

Name, Address, Zip

ORL-304 (Rev. 5-80)

STATE OF OREGON, County of

ss.

Personally appeared

19

and

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 the

a corporation, and that said instrument was signed 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.

AND HAS NOT EXAMINED IT FOR REGULARITY AND SUFFICIENCY OR AS TO ITS EFFECT UPON THE TITLE TO ANY REAL PROPERTY THAT MAY BE DESCRIBED THEREIN.

Notary Public for Oregon

My commission expires:

MOUNTAIN TITLE COMPANY, INC. has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

STATE OF OREGON,

County of Klamath

ss.

Filed for record at request of:

on this 30th day of April A.D., 19 86

at 12:01 o'clock P. M. and duly recorded

in Vol M86 of Deeds Page 7414

Evalyn Biehn,

County Clerk

By

Fec. \$10.00

Deputy: