

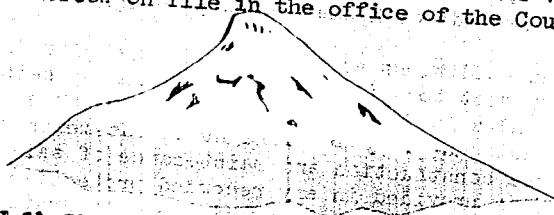
KNOW ALL MEN BY THESE PRESENTS, That CHARLES S. ALEXANDER

Vol MSB

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hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TRAWB CORPORATION, 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 4 in Block 5 of Tract 1063, THIRD ADDITION TO VALLEY VIEW, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.



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 shown on the reverse of this deed and those of record and apparent on the land, if any, as of the date of this deed,

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 \$ 37,952.95

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). (If 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 15th day of May, 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.

(If executed by a corporation, affix corporate seal)

Charles S. Alexander

STATE OF OREGON,

County of Klamath

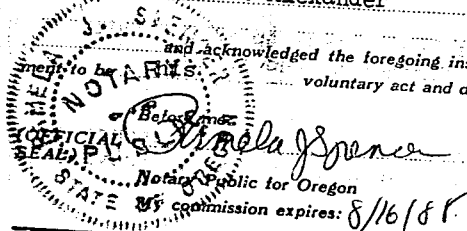
ss.

5/15, 1986

Personally appeared the above named

Charles S. Alexander

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



STATE OF OREGON, County of

19

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

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)

Charles S. Alexander

GRANTOR'S NAME AND ADDRESS

TRAWB CORPORATION

1307 High St.

Alameda, CA 94501

GRANTEE'S NAME AND ADDRESS

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

ss.

I certify that the within instrument was received for record on the day of

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

By

Recording Officer
Deputy

8888

SUBJECT TO:

8384

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
3. Declaration of Conditions and Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded September 28, 1972 in Volume M72, page 11040, Microfilm Records of Klamath County, Oregon.
4. Covenants and conditions as set forth in the plat dedication, to wit:
"Said plat subject to: (1) a 20 foot building setback line along the front of all lots and a 15 foot building setback on street sideline of all corner lots; (2) public utility and irrigation easements to provide ingress and egress for the construction and maintenance of said utilities; (3) additional restrictions as provided in any recorded protective covenants; (4) no changes will be made in the present irrigation and or drain ditches without the consent of the Enterprise Irrigation District, its successors or assigns.

This plat is approved subject to the following conditions: 1. The owners of the land in this subdivision, their heirs and assigns in whom title may be vested, shall always at their own expense properly install, maintain, and operate such irrigation system. 2. The Enterprise Irrigation District, its successors or assigns, and the United States, person, firm or corporation operating the irrigation works of the Enterprise Irrigation District, shall never be liable for damage caused by improper construction, operation or care of such system or lack of sufficient water for irrigation. 3. The liability of the operators of the Enterprise Irrigation District shall be limited to the delivery of water at established outlets. 4. The lands will always be subject to irrigation assessments whether or not irrigation water is furnished."

5. Subject to a 20 foot building setback from Naoma Street as shown on the dedicated plat.
6. Subject to an 8 foot utilities easement over the North and West lot lines as shown on the dedicated plat.
7. Note and 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: August 20, 1973
Recorded: August 21, 1973
Volume: M73, page 11304, Microfilm Records of Klamath County, Oregon
Amount: \$21,600.00
Mortgagor: Charles S. Alexander and Susan L. Alexander, husband and wife
Mortgagee: State of Oregon, represented and acting by the Director of Veterans' Affairs (MO1468-P)

The Grantee appearing on the reverse of this Deed agrees to assume said Mortgage and pay said Mortgage in full, and further agrees to hold seller harmless therefrom.

8. Trust Deed, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.
Dated: January 11, 1984
Recorded: January 23, 1984
Volume: M84, page 3291, Microfilm Records of Klamath County, Oregon
Amount: \$18,000.00
Grantor: Charles S. Alexander, as an individual
Trustee: Transamerica Title
Beneficiary: State Savings and Loan Association

The beneficial interest in the above described Trust Deed was assigned by instrument dated October 25, 1984, recorded December 3, 1984 in Volume M84, page 20294, Microfilm Records of Klamath County, Oregon,
To: Federal National Mortgage Association

GRANTEE HEREIN AGREES TO ASSUME SAID TRUST DEED AND PAY IN FULL.
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of _____ May _____ A.D., 19 _____ 86 at 1:06 o'clock _____ P. M., and duly recorded in Vol. _____ 15th day
Deeds on Page 8383

FEE \$14.00

Evelyn Biehn, County Clerk
By _____