

64845

WARRANTY DEED-STATUTORY FORM
CORPORATE GRANTOR

Vol. m86 Page 14516

TRI COUNTIES BANK

a corporation duly organized and existing under the laws of the State of CALIFORNIA
conveys and warrants to REDDING FOUNDATION Grantor,

Grantee, the following described real property free of encumbrances except as
specifically set forth herein situated in KLAMATH County, Oregon, to-wit:

PER ATTACHED EXHIBIT "A", ATTACHED HERETO AND MADE A PART HEREOF.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)
The said property is free from all encumbrances except those of record.

AND EASEMENT ATTACHED AS EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF.

The true consideration for this conveyance is \$ 200,000.00 (Here comply with the requirements of ORS 93.030)

Done by order of the grantor's board of directors with its corporate seal affixed on OCTOBER 25, 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.

By [Signature] President
By [Signature] Secretary

(CORPORATE SEAL)

STATE OF OREGON, County of DESCHUTES) ss.

Personally appeared _____ and _____, 19 85
who, each being first duly sworn, did say that the former is the _____ president and that the latter is the
secretary of _____

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.

(OFFICIAL SEAL) See Attached

Before me: _____
Notary Public for Oregon; My commission expires: _____

WARRANTY DEED

TRI COUNTIES

GRANTOR

REDDING FOUNDATION

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

GRANTEES

225 P.O. Box 1662
Redding, Calif. 96001

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 _____ } 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 _____ for as document/fee/file/instrument/microfilm No. _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ NAME TITLE
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

86 AUG 15 PM 1 50

EXHIBIT "A"

That certain real property in the County of Klamath, described as follows:
Lots 1 and 2 in Block 77 and a strip of land 0.25 feet in width, lying
adjacent to and Northwesterly of the Northwesterly line of Lots 1 and 2,
Block 77, and a strip of land 0.25 feet in width lying adjacent to and
Southeasterly of the Southeasterly line of Lots 1 and 2 in Block 77, and
Lot 3 and the Easterly 6 inches of Lot 4 in Block 77 and a strip of land
0.25 feet in width, lying adjacent to and Northwesterly of the Northwester-
ly line of Lot 3 and the Easterly 6 inches of Lot 4 in Block 77, and a strip
of land 0.25 feet in width lying adjacent to and Southeasterly of the
Southeasterly line of Lot 3 and the Easterly 6 inches of Lot 4 in Block 77,
and Lots 9 and 10 in Block 77 of KLAMATH ADDITION to the CITY OF KLAMATH
FALLS, Klamath County, Oregon, according to the official plat thereof on
file in the office of the County Clerk, Klamath County, Oregon.

On this 15th day of October, 1985, before me, Karen M.
Pritchard, personally appeared ROBERT H. STEVESON, personally
known to me (or proved to me on the basis of satisfactory
evidence) to be the person who executed the within instrument as
President on behalf of the corporation therein named and
acknowledged me that the corporation executed it.

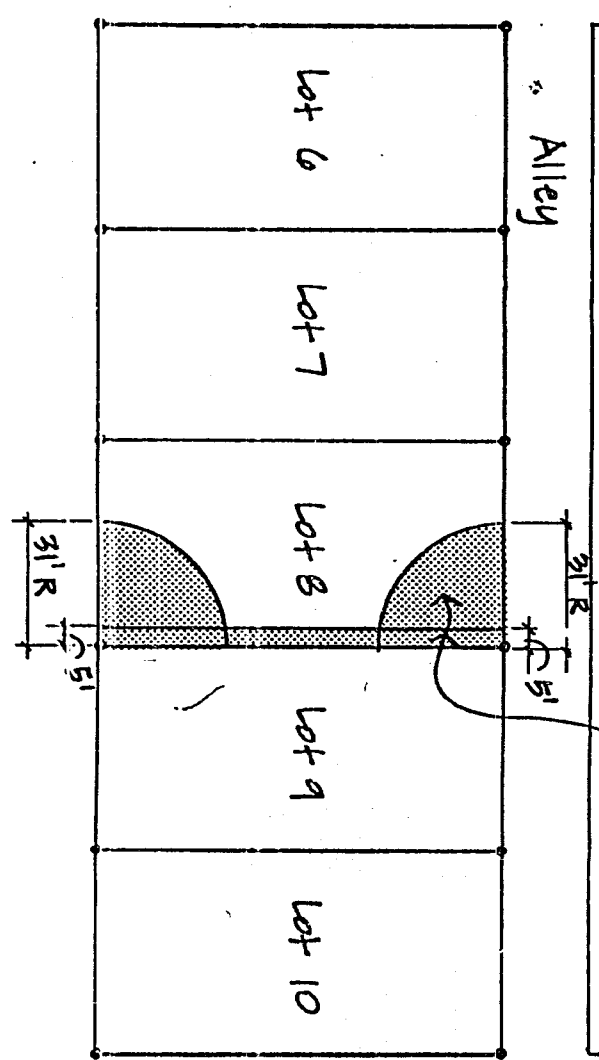


Karen M. Pritchard
Notary Public
My commission expires May 16, 1986

An easement for ingress and egress over and across the Easterly 5 feet of Lot 8, Block 77, Klamath addition to the City of Klamath Falls, State of Oregon, together with a portion of Lot 8 lying within an arc having a radius of 31.0 feet with the radius point being the Northeasterly corner of Lot 8. Said arc to extend from the alley way along the northerly line of Lot 8 to the Easterly line of Lot 8. Together with a portion of Lot 8 lying within an arc having a radius of 31.0 feet with the radius point being the Southeasterly corner of Lot 8. Said arc to extend from Walnut Avenue on the Southerly line of Lot 8 to the Easterly line of Lot 8. Block 77, Klamath addition to the City of Klamath Falls, State of Oregon.

6th Street

Walnut Avenue



Easement Reservation:

Ingress and Egress Easement from Lot 8 appurtenant to Lots 9 and 10, Block 77, Klamath Addition to the City of Klamath Falls.

7th Street

14519

14519

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of August A.D. 19 86 at 1:50 o'clock P M., and duly recorded in Vol. M86
of Deeds on Page 14516

FEE \$22.00

Evelyn Biehn, County Clerk
By Sam Smith

