

MOUNTAIN TITLE COMPANY

WARRANTY DEED

69575 MTC-17450
KNOW ALL MEN BY THESE PRESENTS, That

Vol. 1186 Page 23572
FIRESTONE & JANICE M. FIRESTONE,

husband and wife
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD G. LEE &
SHARON G. LEE, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION AS
IT APPEARS ON THE REVERSE
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 those
of record and 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 \$ 18,000.00
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 same between the symbols @, it 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 19th day of December, 1986;
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by

Walter A. Firestone
Walter A. Firestone

Janice M. Firestone
Janice M. Firestone

STATE OF OREGON,
County of Klamath } ss.
12/19, 1986

Personally appeared the above named
Walter A. Firestone &
Janice M. Firestone
and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me
Notary Public for Oregon
My commission expires: 8/16/88

Personally appeared _____ 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 _____ 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 be-
half 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)

WALTER A. & JANICE M. FIRESTONE

GRANTOR'S NAME AND ADDRESS
RICHARD G. & SHARON G. LEE
Rt 2 Box 120
Bonanza OR 97623
GRANTEE'S NAME AND ADDRESS

GRANTEE

GRANTEE

STATE OF OREGON,
County of _____ ss.

I certify that the within instru-
ment 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

DESCRIPTION

23573

Beginning at a point 36 feet East of Rock No. 2 at the center of the South boundary of Market Street as shown on the plat of First Addition to Bonanza, Oregon, and North 33 degrees 45' East 122.5 feet along the Easterly line of Market Street; thence South 56 degrees 15' East 140 feet; thence South 33 degrees 45' West 40 feet; thence North 56 degrees 15' West 140 feet to Market Street; thence North 33 degrees 45' East 40 feet to the point of beginning.

ALSO, Beginning at a point which is 36 feet East and North 33 degrees 45' East 122.5 feet from Rock No. 2 designating the center of the South boundary of Market Street; thence South 56 degrees 15' East 140 feet; thence North 33 degrees 45' East 50 feet; thence North 56 degrees 15' West 140 feet; thence South 33 degrees 45' West 50 feet to the point of beginning.

The above described parcels being a portion of the E1/2 SW1/4 of Section 10, Township 39 South, Range 11 East of the Willamette Meridian.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of
of December

A.D. 19 86 at 3:46

o'clock P M., and duly recorded in Vol. 19th day
on Page 23572 M86

EVELYN BIEHN

By Bernetha H. Hilt County Clerk

FEE \$14.00