

KNOW ALL MEN BY THESE PRESENTS, That

Jeanette R. Curtis also known as Jeanette R. Jones

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by J-Spear Ranch Co., an Oregon Corporation

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:

THE NE $\frac{1}{4}$, NE $\frac{1}{4}$ of Section 3, Township 36 South, Range 9 East of the Willamette Meridian and the SE $\frac{1}{4}$, SE $\frac{1}{4}$ of Section 34, Township 35 South, Range 9 East of the Willamette Meridian



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 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 \$ 63,630.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols Φ is not applicable, should be deleted. See ORS 92-030.)

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 16th day of October, 1987; 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)

Jeanette R. Curtis
Jeanette R. Curtis

California
STATE OF OREGON, } ss.
County of Contra Costa }
October 16, 1987

Personally appeared the above named
Jeanette R. Curtis

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon Calif.

My commission expires: 1/12/90

STATE OF OREGON, County of) ss.
, 19

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Jeanette R. Curtis
45 Moraga Via
Orinda, California 94563

GRANTOR'S NAME AND ADDRESS

J-Spear Ranch Co.
P.O. Box 257
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS



OFFICIAL SEAL
EDWARD K. WRIGHT
NOTARY PUBLIC-CALIFORNIA
CONTRA COSTA COUNTY
My Commission Expires January 12, 1990

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of October, 1987, at 2:33 o'clock P.M., and recorded in book M87 on page 19022 or as file/reel number 80694. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Ann Smith Deputy

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

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$10.00