

ATE 31333

OK
8828180895WARRANTY DEED—STATUTORY FORM
CORPORATE GRANTOR

Vol. 1491 Page 19432

Specialized Service Company (formerly known as SSC Acquiring Corp.)

a corporation duly organized and existing under the laws of the State of Oregon Grantor,
conveys and warrants to Klamath Falls Specialized Service IncorporatedGrantee, the following described real property free of encumbrances except as
specifically set forth herein situated in Klamath County, Oregon, to-wit:

Parcel 1:

Lots 1C, 2A, 2B, 23A, 24A, 24B, 25A, 25B, 26A, 26B, 27A, 27B, 27C, 28A and 28B, Block 3,
and Lots 4, 5, 6, 7 and 8, Block 9, RAILROAD ADDITION TO THE CITY OF KLAMATH FALLS, in the
County of Klamath, State of Oregon.

[See reverse under "Real Property"]

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said property is free from all encumbrances except as set forth in Trust Deed recorded December 19,
1984, recorded in Book M-84, Page 21166, Records of Klamath County, Oregon, and in the
Modification of Trust Deed to Add Additional Property recorded January 2, 1987, in Book
M-87, Page 48, Records of Klamath County, Oregon.

[See reverse under "Encumbrances"]

The true consideration for this conveyance is \$415,800 (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 19 87

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
SCRIBED 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.

SPECIALIZED SERVICE COMPANY

By Arnold B Hauk Vice President

By Secretary

STATE OF OREGON, County of Multnomah, 19 87

Personally appeared Donald B Hauk and

who, each being first duly sworn, did say that the former is the Vice president and that the latter is the
secretary of Specialized Service Companya 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.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon; My commission expires 12/31/89

WARRANTY DEED

Specialized Service Company, Grantor

Klamath Falls Specialized Service

Incorporated

1434 Main Street

Klamath Falls, OR 97601

GRANTEE'S ADDRESS, ZIP

After recording, return to:

Milton C. Lankton

2300 First Interstate Tower

Portland, Oregon 97201

NAME, ADDRESS, ZIP

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

Klamath Falls Specialized Service

Incorporated

c/o SLM Power Group, Inc.

P. O. Box 9156

Corpus Christi, TX 79469

NAME, ADDRESS, ZIP

STATE OF OREGON

County of

I certify that the within instru-
ment was received for record on the
day of 19
at o'clock A.M. and recorded
in book/reel/volume No. on
page or as document/fee/tile/
instrument/microfilm No.
Record of Deeds of said county.Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

REAL PROPERTY

2020219433

Parcel 2:

Lots 1, 2 and 3, Block 9, RAILROAD ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Parcel 3:

That portion of Lot A, Block 3, RAILROAD ADDITION, in the County of Klamath, State of Oregon, adjoining Lots 23A through 26A, being more particularly described as follows:

Beginning at the Southeast corner of Lot 27A of said Block 3; thence North 89°45' East, 6.30 feet; thence South 00°20'30" East 175.00 feet; thence South 89°45' West 7.35 feet to the Southeast corner of said Lot 23A; thence North, along the West line of said Lot A, 175.00 feet to the point of beginning.

Parcel 4:

All of Grantor's right, title and interest in the Easement For Building Encroachment granted by City of Klamath Falls, Oregon, dated December 18, 1984, and recorded in Book M-84 at Page 21033, records of Klamath County, Oregon.

Parcel 5:

All of Grantor's right, title and interest in the Encroachment Permit Agreement granted by City of Klamath Falls, Oregon, dated September 26, 1985, and recorded in Book M-85 at Page 15649, records of Klamath County, Oregon.

"ENCUMBRANCES"

Taxes for the fiscal year 1987-88, not yet due and payable.

Dedication of Avenues and Streets set forth on the Plat of Railroad Addition.

Encroachments covered by, and conditions and restrictions reflected in, the Easement and the Agreement referred to respectively in Parcels 4 and 5 above.

The following conditions and restrictions reflected in Deed dated December 26, 1985, recorded in Book M-85, page 20912, records of Klamath County:

"Grantor excepts from the property hereby conveyed that portion thereof lying below a depth of 500 feet, measured vertically, from the contour of the surface of said property; however, Grantor, or its successors and assigns, shall not have the right for any purpose whatsoever to enter upon, into or through the surface of said property or any part thereof lying between said surface and 500 feet below said surface."

Encroachments affecting Parcel 2 as reflected in map of survey dated September 26, 1987, by Dale A. Cross.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Company the 26th day of October A.D. 19 87 at 4:46 o'clock P M., and duly recorded in Vol. M87 of Deeds on Page 19432

Evelyn Biehn, County Clerk
By [Signature]

FEE \$15.00