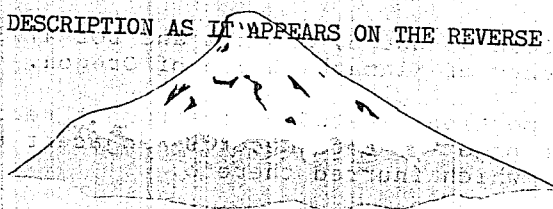


KNOW ALL MEN BY THESE PRESENTS, That WINCHELL E. KNAPP

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by THE CITY OF KLAMATH FALLS, a municipal 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:

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 \$8,500.00. However, the actual consideration consists of and includes the property or value given or received which is the whole consideration for the transfer of the above described premises.

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 11th day of February, 1988; 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)



Winchell E. Knapp  
Winchell E. Knapp

STATE OF OREGON, )  
County of Jackson ) ss.  
February 11, 1988.

Personally appeared the above named  
Winchell E. Knapp

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

Before me: *[Signature]*  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: 12-15-91

WINCHELL E. KNAPP

1455 Woodland Dr  
Ashland OR 97520

GRANTOR'S NAME AND ADDRESS

THE CITY OF KLAMATH FALLS

PO Box 237

Klamath Falls OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

THE CITY OF KLAMATH FALLS

PO Box 237

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

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

THE CITY OF KLAMATH FALLS

PO Box 237

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, County of ) ss.  
February 11, 1988.

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:  
Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON, ) ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 1988,

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

Lots 1, 3 and 4, Block 5; Lot 6, Block 1 and Lot 4, Block 2, BEVERLY HEIGHTS, in the County of Klamath, State of Oregon.

TOGETHER WITH that portion vacated by instrument recorded November 22, 1943 in Book 160 at page 97, Deed Records, adjacent to the herein described property, which inured thereto.

ALSO a parcel of land situated in SW1/4 SE1/4 Section 27, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at an iron pin on the South one-fourth corner of said Section 27, said point also marking the Northwest corner of "Beverly Heights" subdivision; thence North 0 degrees 51' East along the West line of the SW1/4 SE1/4 of said Section 27 a distance of 303.55 feet to an iron pin; thence East parallel with the North line of "Beverly Heights" subdivision a distance of 545.3 feet to an iron pin; thence South 00 degrees 51' West parallel with the West line of the SW1/4 SE1/4 of Section 27 a distance of 303.55 feet to an iron pin on the Northeast corner of Lot 2, Block 5, "Beverly Heights" subdivision; thence West along the North line of "Beverly Heights" subdivision a distance of 545.3 feet, more or less, to the point of beginning.

Tax Account No.: 3809 02700 00800  
3809 034AB 01100  
3809 034AB 01400  
3809 034AB 01500

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 18th day  
of February A.D. 19 88 at 8:50 o'clock A M., and duly recorded in Vol. M88  
of Deeds on Page 2309.

FEE \$15.00

Evelyn Biehn, County Clerk  
By Ann Smith