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#M32026

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Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

STEPHEN J. LEBOW

convey(s) to EDWARD MYERS and GENEVIEVE MYERS, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as:

That portion of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ lying Northeasterly from the Northeast right of way of the Sprague River Highway, Section 25, Township 36 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

THE PURPOSE OF THIS DEED IS TO CONVEY TITLE AND ALSO TO TERMINATE THAT CERTAIN LEASE AND LIFE ESTATE CREATED THEREIN, FROM STEPHEN LEBOW, TO FRANKLIN COTTON AND CLEO COTTON, RECORDED MARCH 25, 1981 IN BOOK M-81 AT PAGE 5334, RECORDS OF KLAMATH COUNTY, OREGON.

"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."

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.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 22,000.00. *However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (Indicate which)* (Delete between symbols; If not applicable. See ORS 93.030)

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 11th day of March, 19 88.

X Stephen J. Lebow
Frank Cotton
SEE ATTACHED EXHIBIT "B"

STATE OF OREGON, County of Lane)ss.

On this 8 day of March, 19 88.

Personally appeared the above named Stephen J. Lebow

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

Before me: John H. Kowal
Notary Public for Oregon
My Commission Expires: 1-5-89

Stephen J. Lebow

GRANTOR'S NAME AND ADDRESS

Edward & Genevieve Myers

GRANTEES NAME AND ADDRESS

After recording return to:

Edward & Genevieve Myers
2500 Holladay Avenue
Bakersfield, CA 93313

NAME, ADDRESS, ZIP

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

Edward & Genevieve Myers
SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of _____
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 _____ or as document/fee/file/instrument/microfilm No. _____, Record of Deeds of said county. Witness my hand and seal of County affixed.

SPACE RESERVED
FOR
RECORDER'S USE

NAME

TITLE

By _____ Deputy

EXHIBIT "A"

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the boundaries of roads or highways.
2. Subject to rules and regulations of Fire Patrol District.
3. Any improvement located upon the insured property which constitutes a mobile home as defined by Chapter 801.340, Oregon Revised Statutes, is subject to registration and taxation as therein provided and as provided by Chapter 308, Oregon Revised Statutes.
4. Easement, recorded February 10, 1981 in Book M-81 at page 2046.

STATE OF OREGON,

County of Klamath

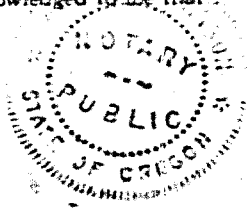
} ss.

FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 11th day of March, 1988,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named Frank Cotton

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.



Deeole Johnson
Notary Public for Oregon.
My Commission expires 1-15-90

CERTIFICATE OF DEATH

ORIGINAL-VITAL STATISTICS COPY

STATE OF OREGON; COUNTY OF KLAMATH: ss

FEE \$20.00

Evelyn Biehn, County Clerk
By Pam