

WARRANTY DEED

Vol. 1888 Page 4305

11-7-85679

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MTC 19547 1

KNOW ALL MEN BY THESE PRESENTS, That Glenger Enterprises, Inc.

An Oregon Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Train Mountain Foundation

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:

Lots 9, 10, 15, 16, 17, 18, 23 and 24, Section 5, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

Tax lot # 3507 00500 00900

Subject to the printed exceptions, exclusions and stipulations which are part of said policy, and to the following:

1. The assessment roll and the tax roll disclose that the premises herein described have been specially assessed as Farm Use Land. If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied; in addition thereto a penalty may be levied if notice of disqualification is not timely given.
2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

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 \$ 28,000.00

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 ©, if 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 25 day of March, 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)

STATE OF OREGON,

County of CLATSOP

LITHEAL

Personally appeared the above named

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

Glenger Enterprises Inc

Leroy Glenger (Pres)
Elvina P. Glenger (Sec)

STATE OF OREGON, County of Klamath) ss.
March 25, 1988

Personally appeared Leroy Glenger and Elvina P. Glenger 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

Glenger Enterprises, Inc. 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:

Camela Spencer

Notary Public for Oregon
My commission expires: 8-16-88

STATE OF OREGON,

County of _____) ss.

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.

NAME

TITLE

By _____ Deputy

GRANTOR'S NAME AND ADDRESS

Train Mountain Foundation
HC 30 Box 1041
Chiloquin, Oregon 97624

GRANTEE'S NAME AND ADDRESS

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

4303

4303

4306

3. Reservation of all subsurface rights, except water as set forth in deed from United States of America to Leroy Cienger and Elvine Cienger dated July 29, 1957 and recorded August 15, 1957 in Volume 293, page 542, Deed Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 28th day of March A.D. 19 88 at 1:01 o'clock P.M., and duly recorded in Vol. M88 of Deeds on Page 4305

FEE \$15.00

Evelyn Biehn, County Clerk
By Ann Smith

00.000

Unofficial Copy



8-16-88

STATE OF OREGON

County of Klamath
I, Evelyn Biehn, County Clerk of said County, do hereby certify that the foregoing is a true and correct copy of the original as the same appears in the records of said County.

Official Record

THIS DOCUMENT IS A TRUE AND CORRECT COPY OF THE ORIGINAL AS THE SAME APPEARS IN THE RECORDS OF SAID COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, THIS 16TH DAY OF AUGUST, 1988.

Evelyn Biehn, County Clerk