

MOUNTAIN TITLE COMPANY

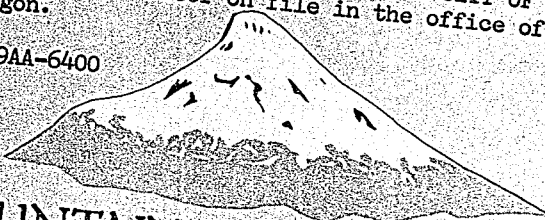
KNOW ALL MEN BY THESE PRESENTS, That

WARRANTY DEED

VOL 180 PAGE 1

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HELEN V. ANI & CONNIE JO LEMIEUX, husband and wife 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 11 and 12 in Block 12 of HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
Tax Account No. 3809-29AA-6400



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 \$ 51,000.00

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 3rd day of June, 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)

Helen V. Ani
Helen V. Ani

STATE OF OREGON,
County of Klamath } ss.
6-3, 1988

Personally appeared the above named
Helen V. Ani

STATE OF OREGON, County of _____, 19____) ss.
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 _____

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.

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

I hereby acknowledged the foregoing instrument to be the voluntary act and deed of the above named _____
Notary Public for Oregon
My commission expires: 6-16-88
Helen V. Ani

GRANTOR'S NAME AND ADDRESS
6618 30 Lawrence
Klamath Falls OR 97601
GRANTOR'S NAME AND ADDRESS
Gerald E. & Connie Jo Lemieux
1830 Lawrence
Klamath Falls OR 97601

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

STATE OF OREGON,
County of Klamath } ss.
I certify that the within instrument was received for record on the 3rd day of June, 1988, at 11:50 o'clock A.M., and recorded in book M88 on page 8612 or as file/reel number 87890.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
By Mary Moran Recording Officer
Deputy

Fee: \$8.00

MOUNTAIN TITLE COMPANY