

KNOW ALL MEN BY THESE PRESENTS That KENNETH H. KINSMAN & LINDA I. KINSMAN as to an undivided 1/2 interest & THOMAS S. CURCIO & GERTRUDE A. CURCIO as to an undivided 1/2 interest all as tenants in common hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DONNA M. MITCHELL 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 23, 24, 25 and 26 in Block 1, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No 3909 002CA 02800

**recorded as M80 page 1145, rerecorded as M80 page 2728 with beneficial assignment in favor of Cenlar Federal Savings Bank.

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 covenants, conditions, restrictions, easements, those of record and apparent to the land as of the date of this deed together with trust 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 \$ 65,695.79. However, the consideration which is to be included in the public record shall be the amount of the consideration which is to be included in the public record.

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 27 day of September, 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)

Gertrude A. Curcio
STATE OF OREGON,

County of Klamath } ss.
September 27, 1988

Personally appeared the above named Kenneth H. Kinsman, Linda I. Kinsman, Thomas S. Curcio, Gertrude A. Curcio, and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon
My commission expires: 6-16-92

STATE OF OREGON, County of Klamath } ss.
September 27, 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 _____

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)

Kinsman/Curcio
PO. Box 7580
Klamath Falls, OR 97602
GRANTOR'S NAME AND ADDRESS

Mitchell
286 Lustrosos
Oceanside, CA 92056
GRANTEE'S NAME AND ADDRESS

After recording return to:
Mitchell
286 Lustrosos
Oceanside, CA 92056
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Same
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 Oct., 1988, at 2:22 o'clock P.M., and recorded in book M88 on page 16483 or as file/reel number 92161, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline Mullenbach Deputy

Fee \$8.00