

RECORDED AT THE REQUEST OF
AND WHEN RECORDED RETURN TO:

RISLEY & ASSOCIATES
3420 Bristol, Suite 225
Costa Mesa, CA 92626

Vol. m88 Page 16747

MAIL TAX STATEMENTS TO:

John C. Rau
2017 Centella Place
Newport Beach, CA 92660

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that JOHN C. RAU and IVAH MAY RAU, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN C. RAU, Trustee, or successor Trustee, of the RAU FAMILY TRUST dated July 19 1988, JOHN C. RAU and IVAH MAY RAU, Truators, 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:

Lot 9, Block 3, Tract 1161, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. The rights of the public in and to that portion of there herein described property lying within the limits of public roadways.
2. Reservations and restrictions as disclosed in Deed from United States of America to O'Connor Livestock Company, recorded in Volume M71, page 6323.
3. An easement created by instrument recorded July 1, 1971 in Volume M71, page 6862.
4. An easement created by instruments recorded November 22, 1971 in Volume M71, page 12334.
5. Mineral rights reserved as disclosed by Deed recorded in Volume M74, page 6300, and by Deed recorded in Volume M74, page 6307.
6. Covenants, easements and restrictions, imposed by instrument recorded September 12, 1979, in Volume M79, page 21739.
7. Articles of Association of High Country Ranch Road and Park Association, recorded September 12, 1979, in Volume M79, page 21734.

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 \$NONE. However, the actual consideration consists of a grantor type trust wherein the grantors transfer their interest into an inter vivos trust.

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.

88 OCT 6 PM 1 34

In Witness Whereof, the grantor has executed this instrument this 19 day of JULY 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.

John C. Rau
JOHN C. RAU

Ivah May Rau
IVAH MAY RAU

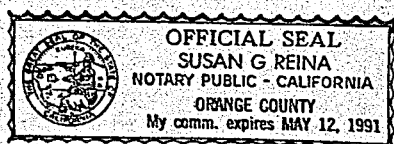
STATE OF CALIFORNIA)
) ss.
COUNTY OF ORANGE)

On the 19 day of July, 1988, before me, the undersigned, a Notary Public, personally appeared John C. Rau and Ivah May Rau
X personally known to me

_____ proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same.

WITNESS my hand and official seal.

Susan G. Reina
Notary Public in and for said State



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of Oct. A.D. 19 88 at 1:34 o'clock P.M., and duly recorded in Vol. M88
of Deeds on Page 16747

FEE 13.00

Evelyn Biehn County Clerk
By Pauline M. [unclear]