

MTL-20403 P  
 KNOW ALL MEN BY THESE PRESENTS, That L. A. GIENGER & PAULINE H. GIENGER, dba  
 GIENGER INVESTMENTS, an assumed business name

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PERLA DEVELOPMENT  
 CO., INC. an Arizona corporation

, 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 ap-  
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 27, 28, 29 and 30, lying Westerly of Highway 62, Section 5, Township 35 South,  
 Range 7 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM  
 the Northerly 523 feet of Government Lots 27 and 28 lying Westerly of the Highway 62  
 right of way.

Tax Account No. 3507-500-1000 (portion)

## 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 \$19,000.00  
~~However, the actual consideration consists of or includes other property or value given or promised which is  
 the whole  
 of the consideration indicated which of the entire amount of the consideration should be deleted. See ORS 87.030.~~

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 16th day of November, 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)

L. A. Gienger

Pauline H. Gienger

STATE OF OREGON,

County of Klamath

11-18, 1988

ss.

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 \_\_\_\_\_

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 be-  
 half 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:

(OFFICIAL  
 SEAL)

Notary Public for Oregon

My commission expires:

Personally appeared the above named  
 L. A. Gienger and Pauline H. Gienger,  
 dba Gienger Investments

and acknowledged the foregoing instru-  
 ment to be their voluntary act and deed.

Before me:

(OFFICIAL  
 SEAL)

Notary Public for Oregon

My commission expires:

L. A. Gienger & Pauline H. Gienger

HC 30 Box 55  
 Chiloquin OR 97624

GRANTOR'S NAME AND ADDRESS

PERLA DEVELOPMENT CO. INC.

1922 Stradella Road

Los Angeles, CA 90077

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

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instru-  
 ment was received for record on the  
 17th day of Nov., 1988.,  
 at 3:45 o'clock P.M., and recorded  
 in book M88 on page 19489 or as  
 file/reel number 93991,  
 Record of Deeds of said county.

Witness my hand and seal of  
 County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mullens Deputy

SPACE RESERVED  
 FOR  
 RECORDER'S USE

Fee \$8.00