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THIS INDENTURE between.	VALERIE J. CROOK
hereinafter called the first party, and hereinafter called the second party; WI	ITNESSETH.
state which); reference to said records of trust deed are now owned by the set he sum of \$.20,464.41, the sam mmediate foreclosure, and whereas the ccept an absolute deed of conveyance ind the second party does now accede NOW, THEREFORE for the	
and indebtedness secured by said mortgage or trust deed and the surrender thereof marked "Paid in Full" to the first party does hereby grant, bargain, sell and convey unto the second party, his heirs; successon or goon to wit:	
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TO HAVE AND TO HOLD the same unto said second party, his heirs, successors and assigns forever. And the first party, for himself and his heirs and legal representatives, does covenant to and with the second party, his heirs, successors and assigns, that the first party is lawfully seized in fee simple of said property, free and clear of incumbrances except said mortgage or trust deed and further except

that the first party will warrant and forever defend the above granted premises, and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, other than the liens above expressly excepted; that this deed is intended as a conveyance, absolute in legal effect as well as in form, of the title to said premises to the second party and all redemption rights which the first party may have therein, and not as a mortgage, trust deed or security of any kind; that possession of said premises hereby is surrendered and delivered to said second party; that in executing this deed the first party is not acting under any misapprehension as to the effect thereof or under any duress, undue influence, or misrepresentation by the second party, or second party's representatives, agents or attorneys; that this deed is not given as a preference over other creditors of the first party and that at this time there is no person, co-partnership or corporation, other than the second party, interested in said premises directly or indirectly; in any manner whatsoever, except as aforesaid.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ \_\_\_\_\_0\_\_ <sup>®</sup>However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). Our subserve and subserve and the consideration (indicate which).

In construing this instrument, it is understood and agreed that the first party as well as the second party may be more than one person; that if the context so requires, the singular shall be taken to mean and include the plural; that the singular pronoun means and includes the plural, the masculine, the feminine and the neuter and that, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the first party above named has executed this instrument; if first party is a corporation, it has caused its corporate name to be signed hereto and its corporate seal affixed by its officers duly authorized thereunto by order of its Board of Directors.

Dated December 21 , 19 88 THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-SCRIBED IN THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-SCRIBED 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. VALERIE J. CROO TRUSTEE (If the signer of the above is a corporation, use the form of acknowledgment apposite.) (ORS 194.570) STATE OF OREGONX California STATE OF OREGON, County of Klamath in minimum County of Alameda The foregoing instrument was acknowledged before December 21 me this president, and by ..... Trudie Durang 19..88, by Valerie J. Crook secretary of Klamath County Titre. Co. corporation on behalt of the corporation. 25.86 Notary Public for Oregon 6 gun Licking in 2 yong CLANES TER Notary Public for Qoe otx (SEAL) California and commission expires: 12-19-92 1 . Swimmer My commission expires: 3/30 1900 stig usdises (SEAL) Torestore deed of controlation of said problems in satisfication of the property in same the second the second party for the deleted second se NOTE The Lune being mer in delught and neid routhige or best desi blind von surver, m ALAMEDA COUNTY Whereas the title is the real magain incrementer described is sected in teasurific in the first part, amountain bereinatter outed the acoud party WITNESSET IC herenoiltee colled the tisst party and NHIS INDEN LESSE PHANEOU 人口的日日 A. CHOEF Estosatriosen FORM 110, 240 - DOUD- ESSORAT (10 1114 of forestation) flactuation of Concerning

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## EXHIBIT

A portion of the Westerly end of Lot "A" of the resubdivision plat of Lots 1, 2, 7 and 8 Block 45, Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, described as follows:

Beginning on the Southerly line of Washington Street (formerly Canal Street) at the most Westerly corner of said Lot "A"; thence Southeasterly along the Westerly line of said Lot "A" forty-five feet, more or less, to the most Southerly corner of said Lot "A"; thence Northeasterly along the line between Lots "A" and "B" of said Block, 38 feet; thence Northwesterly to a point on the South line of Washington Street, 40 feet Northeasterly from the point of beginning; thence Southwesterly along said Southerly line of Washington Street, 40 feet to the place of beginning.

And a strip of land off the Northeast corner of Lot 6, Block 45 in Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, described as follows: Beginning on the Southerly line of Washington Street (formerly Canal Street) at the intersection with the Southerly line of said street and the Easterly line of said Lot 6; thence Southerly along the said Easterly line of Lot 6, 90 feet; thence Westerly at right angles 11 feet; thence Northerly and parallel with the Easterly line of said Lot 6 to. Washinton Street; thence Easterly along Washington Street to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: SS. 29th dav Klamath County Title Co. the o'clock \_\_\_\_\_A\_M., and duly recorded in Vol. \_\_\_\_M88 Filed for record at request of at \_\_\_\_\_9:02 \_ A.D., 19 <u>88</u> on Page \_\_\_\_\_\_\_\_ Dec. of Deeds Evelyn Biehn County Clerk of By Orulene Muelena FEE \$18.00