

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That HENRY E. ASHFORD, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HENRY E. ASHFORD, a married man, and ROGER TYLER ASHFORD, a married man, as joint tenants, 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 12, in the South West $\frac{1}{4}$ of the North West $\frac{1}{4}$ of Section 19, Township 36 South Range 11 East, Willamette Meridian.

Subject To:

A 60 foot non-exclusive easement for ingress and egress along the easterly line. Together with:

A 60 foot non-exclusive easement for ingress and egress along the Easterly line of the West $\frac{1}{2}$ of the West $\frac{1}{4}$ of Section 19, Township 36 South, Range 11 East, W.M.

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 easements of record and those apparent to the land, 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 \$ -0-.

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 27th day of September, 1988; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly

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authorized thereto by order of its board of directors.

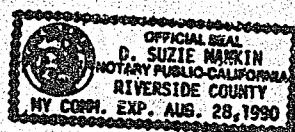
Henry E. Ashford
HENRY E. ASHFORD

STATE OF CALIFORNIA)
) ss.

COUNTY OF RIVERSIDE)

September 27th, 1988

Personally appeared the above named HENRY E. ASHFORD and acknowledged the foregoing instrument to be his voluntary act and deed.



Before me:

D. Suzie Markin
Notary Public for California
My Commission expires: 08-28-90

GRANTOR'S NAME AND ADDRESS:

HENRY E. ASHFORD
25544 Sharp Drive
Hemet, California 92344

GRANTEE'S NAME AND ADDRESS:

HENRY E. and ROBERT
TYLER ASHFORD
25544 Sharp Drive
Hemet, California 92344

After recording return to:

HENRY E. ASHFORD
25544 Sharp Drive
Hemet, California 92344

Until a change is requested
all tax statements shall be
sent to the following
address.

HENRY E. ASHFORD
25544 Sharp Drive
Hemet, California 92344

STATE OF OREGON,)
) ss.
COUNTY OF Klamath)

I certify that the within
instrument was received for
record on the 30th day
of Dec., 1988,
at 4:15 o'clock P.M.,
and recorded in book M88
on page 22308 or as file-
reel number 95511,
Record of Deeds of said
county.

Witness my hand and seal
of County affixed.

Evelyn Biehn, County Clerk
Recording Officer

By Pauline Mullins Deputy

Fee \$13.00