

KNOW ALL MEN BY THESE PRESENTS, That

BUSTER W. OWENS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LESLIE E. SAUER and CATHY M. HANSCOM, not as tenants in common, but with the rights of survivorship, 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:

PARCEL 1: Lot 19 in Block 13 of STEWART ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Klamath County Tax Account #3909-07BD-02100.

PARCEL 2: Lot 10 in Block 14 of STEWART ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Klamath County Tax Account #3909-07BD-00300.

SUBJECT TO: City of Klamath Falls lien, Improvement Unit 51, Card 021 in the amount of \$1,147.59 plus interest; and City of Klamath Falls lien, Improvement Unit 51, Card 003 in the amount of \$821.93 plus interest; and County Road Lien on Lot 19, Block 13, Stewart Addition in the amount of \$197.87 plus interest; and County Road Lien on Lot 10, Block 14, Stewart Addition in the amount of \$197.80 plus interest, of which the Grantees do not agree to assume nor pay any of the above described liens and the Grantors agrees to hold the Grantees harmless therefrom.

"The grantees warrant that the 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 all those described above and those 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 \$ 12,000.00

[illegible]

In Witness Whereof, the grantor has executed this instrument this 28th day of October, 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.

BUSTER W. OWENS

2. If executed by a corporation,
[affix corporate seal]

STATE OF OREGON)
County of Klamath) ss.
October 28 19 88

Personally apperized the above named
BUSTER H. OWENS.

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

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 11/16/91

STATE OF OREGON, County of.....) ss
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Personally appeared and
 who, being duly sworn,
 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.

Before me:

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires:

BUSTER W. OWENS
2161 Homedale Rd.
Klamath Falls, OR 97603

LESLIE E. SAUER, and CATHY M. HANSCOM
3617 Boardman
Klamath Falls, OR 97603

After recording return to:
SAME AS GRANTEE

NAME ADDRESS ZIP

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

SAME AS GRANTEE

NAME ADDRESS ZIP

STATE OF OREGON, } ss
County of Klamath }

I certify that the within instrument was received for record on the 3rd day of Jan., 19 89, at 10:05 o'clock A.M., and recorded in book M89 on page 5 or as file/reel number 95517.
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By *Pauline Mullendore* Deputy

Fee \$8.00