

OK

95980

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Eli Luria, a married man, and Leatrice Luria, as to her marital interest, if any, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by The Luria Foundation, a California nonprofit public benefit corporation 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:

An undivided one-third (1/3) interest in the property described on Exhibit A attached hereto and incorporated herein by this reference.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

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 23 day of December, 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.

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.

Eli Luria
Leatrice Luria

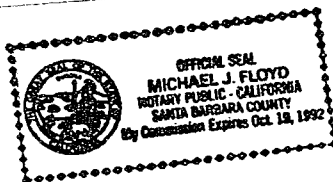
STATE OF CALIFORNIA Santa Barbara
COUNTY OF

On December 23, 1988 before me, the undersigned, a Notary Public in and for said State, personally appeared Eli Luria and Leatrice Luria

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.

Signature Michael J. Floyd



(This area for official notarial seal)

and
sing duly sworn,
the former is the
the latter is the

, a corporation,
he corporate seal
and sealed in be-
tors; and each of
ct and deed.

(OFFICIAL SEAL)

uted by a corporation,
affix corporate seal)

3001 (6/82) (Individual) First American Title Company

P.O. Box 3417
Santa Barbara, CA 93130
GRANTEE'S NAME AND ADDRESS

After recording return to:
Helm, Purcell & Wakeman
200 N. Westlake Blvd., Ste. 102
Westlake Village, CA 91362
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
The Luria Foundation
P.O. Box 3417
Santa Barbara, CA 93130
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

day of at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/reception No. Record of Deeds of said county. Witness my hand and seal of County affixed.

NAME TITLE
By Deputy

EXHIBIT A

A tract of land in Lots 3, 4, 5 and 11 of Kielsmeier Acre Tracts, a plat of record in Klamath County, Oregon, said tract being more particularly described as follows:

Beginning at a point in Lot 4 which is West a distance of 130 feet and South a distance of 10 feet from the Northeast corner of said Lot 5; thence South, parallel with the East line of Lot 4, a distance of 190 feet, more or less; thence S 45°00' E a distance of 15 feet, more or less; thence South, parallel with the East line of Lot 4, a distance of 155 feet, more or less, to the South line of Lot 11; thence West, on said South line a distance of 176 feet more or less; thence North a distance of 104 feet, more or less to the North line of said Lot 11; thence East on said North line a distance of 25.0 feet to a point on the South line of Lot 3; thence North, parallel and 30 feet West of the East line of Lot 3; a distance of 250 feet, more or less, to a point which is 10 feet South of the North line of Lot 3; thence East a distance of 142 feet, more or less, to the Point of Beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of The Luria Foundation the 11th day
of Jan. A.D., 19 89 at 2:46 o'clock P M., and duly recorded in Vol. M89
of Deeds on Page 669

Evelyn Biehn, County Clerk

By Pauline Muelendore

FEE \$13.00

a:Luria.XA\d.3b