

WARRANTY DEED

(Statutory Form)

NEAL G. BUCHANAN, Grantor, conveys and warrants to GORDON O. ERLANDSON, GEORGE BROSTERHOUS, and <sup>THE ESTATE OF</sup> EDWARD BROSTERHOUS, doing business as KVP COMPANY, Grantees, the following real property free of encumbrances except as specifically set forth below:

*MSB*  
*10/8*  
*G.E.B.*

"Lot 1, Block 7, Original Town of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon."

SUBJECT TO contracts and/or liens for irrigation and/or drainage, \*the schedule of exclusions from coverage, together with any schedules contained in standard title policies, \*reservations, easements, restrictions and rights of way of record and those apparent on the land.

ALSO SUBJECT TO rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

ALSO SUBJECT TO real property taxes accrued through June 30, 1988 together with any interest accruing thereon.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND 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.

THE TRUE AND ACTUAL CONSIDERATION for this conveyance is \$25,000.00. However, the actual consideration consists of or includes other property or value given or promises which is part of the consideration.

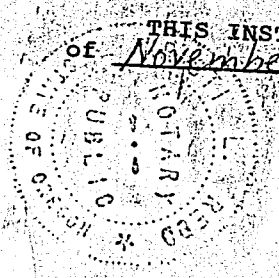
DATED this 1st day of November, 1988.

*Neal G. Buchanan*  
NEAL G. BUCHANAN

'89 MAY 23 PM 2 06

STATE OF OREGON/County of Klamath ) ss.

THIS INSTRUMENT was acknowledged before me this 1st day of November, 1988, by NEAL G. BUCHANAN.



Kristi J. Redd  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 11/16/91

GRANTORS NAME AND ADDRESS:  
Neal G. Buchanan  
601 Main St., Suite 215  
Klamath Falls, OR 97601

STATE OF OREGON )  
County of Klamath ) ss.

GRANTEES NAME AND ADDRESS:  
KVP Company  
2026 Lawrence  
Klamath Falls, OR 97601

I certify that the within instrument was received for record on the 23rd day of May, 1989, at 2:06 o'clock P.M., and recorded in Book M89 on Page 8911 or as File Reel Number 499, Record of Deeds of said County.

AFTER RECORDING, RETURN TO:  
KVP Company  
2026 Lawrence  
Klamath Falls, OR 97601

WITNESS my hand and seal of County affixed.

Until a Change is Requested,  
Tax Statements Should be Sent  
To:  
KVP Company  
2026 Lawrence  
Klamath Falls, OR 97601

Evelyn Biehn, County Clerk  
Recording Officer  
By: D. Michael Muelendore  
Deputy

Fee \$13.00

cb  
1200