

KNOW ALL MEN BY THESE PRESENTS, That ELIDA LEGGET

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by SUDAN SAU
CHUNG LAU & AMY WING LING LAU, husband & wife as tenants by the entirety, hereinafter called
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and
 assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or apper-
 taining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 38, Block 1, BELLA VISTA - TRACT 1235, according to the official plat thereof on
 file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No 3507 007DD 01300

MOUNTAIN TITLE COMPANY

"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."

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 and the above granted premises, free from all encumbrances except covenants,
 conditions, restrictions, easements, those of record and apparent to the land 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 \$ 30,000.00

However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 30,000.00
 and the remainder of the consideration paid for this transfer, stated in terms of dollars, is \$ 0.00

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 5 day of June, 19 89 ;
 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.

Elida Legget
 Elida Legget

STATE OF OREGON)
 County of Klamath) ss.
 Day June 5, 19 89

Personally appeared the above named _____

Elida Legget

and acknowledged the foregoing instrument
 to be her C voluntary act and deed.

Before me, Carlene J. Truitt
 (OFFICIAL SEAL) Notary Public for Oregon
 My commission expires: 6/16/92

STATE OF OREGON, County of _____) ss.
 _____, 19 _____

Personally appeared _____ and

_____ who, being duly sworn,
 each for himself and not one for the other, did say that the former is the
 _____ president and that the latter is the
 _____ secretary of _____

_____ a corporation,
 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:

(OFFICIAL
 SEAL)

Notary Public for Oregon
 My commission expires:

Legget
 4880 Laverne St
 Klamath Falls, OR 97603
 GRANTOR'S NAME AND ADDRESS

Lau
 20583 Manzanita Ave
 Yorba Linda, CA 92686
 GRANTEE'S NAME AND ADDRESS

After recording return to:
 Lau
 above address

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
 Lau
 above address

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was
 received for record on the 6th
 day of June, 19 89 ,
 at 9:36 o'clock AM., and recorded
 in book M89 on page 9921 or as
 file/reel number 1039 .
 Record of Deeds of said county.

Witness my hand and seal of County
 affixed.

Evelyn Biehn, County Clerk
 Recording Officer
 By Carlene J. Truitt Deputy

Fee \$8.00

MOUNTAIN TITLE COMPANY

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