

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Steven L. Ryan & Jeannine A. Ryan, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the 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 5 in Block 30 of TRACT 1184, OREGON SHORES UNIT 2 - FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No 3507 018DA 00500



"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 covenants, conditions, restrictions, easements, those of record and apparent to the and 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 \$14,000.00. ~~However, the actual consideration paid for this transfer, stated in terms of dollars, is \$14,000.00. The sentence hereunder shall be deleted if any applicable law should be deleted.~~

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.

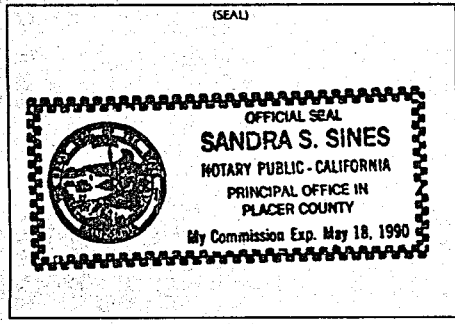
In Witness Whereof, the grantor has executed this instrument this 29 day of August, 1989; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

*Ethel L. Reetz*  
ETHEL L. REETZ

STATE OF CALIFORNIA } SS.  
COUNTY OF Sacramento  
On August 29th 1989, before me, the undersigned Notary Public, personally appeared  
Ethel L. Reetz  
\*\*\*\*\*  
(personally known to me) or (proved to me on the basis of satisfactory evidence) to be the person in whose name is subscribed to the within instrument and acknowledged that she executed the same.

ACKNOWLEDGEMENT - INDIVIDUAL

SIGNATURE *Sandra S. Sines*  
SAV-193 (7/87)



ETHEL L. REETZ  
6900 Almond Ave #83  
Orangevale, CA 95662

GRANTOR'S NAME AND ADDRESS  
Steven L. Ryan & Jeannine A. Ryan  
3003 Tapo St  
Simi Valley, CA 93063

GRANTEE'S NAME AND ADDRESS  
Steven L. Ryan & Jeannine A. Ryan  
above address

NAME, ADDRESS, ZIP  
Steven L. Ryan & Jeannine A. Ryan  
above address

NAME, ADDRESS, ZIP

STATE OF OREGON, SS.  
County of Klamath

I certify that the within instrument was received for record on the 14th day of Sept., 1989, at 9:03 o'clock AM., and recorded in book M89 on page 17280 or as file/reel number 5174.

Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By *Pauline M. M... Deputy*

Fee \$8.00