

KNOW ALL MEN BY THESE PRESENTS, That BRUCE P. YOST

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BRUCE P. YOST <sup>survivorship</sup> & GABRIELLE CAROLL YOST, not as tenants in common, but with the right of survivorship, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

See REVERSE

"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 all those of record 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 \$1.00. However, the actual consideration consists of or includes other property or value given or promised which is the part of the consideration (indicate which). The sentence between the symbols of not applicable, as such, is hereby deleted. (See ORS 93.050.)

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 18th day of September, 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.

Bruce P. Yost  
Bruce P. Yost

STATE OF OREGON, )  
County of Klamath ) ss.  
September 18, 19 89.

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 \_\_\_\_\_

Personally appeared the above named \_\_\_\_\_  
Bruce P. Yost

and acknowledged the foregoing instrument to be his voluntary act and deed.

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)

SEAL

Notary Public for Oregon

My commission expires: 6/16/92

Notary Public for Oregon  
My commission expires:

Yost  
3532 Bristol  
Klamath Falls, Or 97603  
GRANTOR'S NAME AND ADDRESS

Yost/Yost  
above address  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Yost/Yost  
above address

NAME, ADDRESS, ZIP

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

Yost/Yost  
above address

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book \_\_\_\_\_ on page \_\_\_\_\_ or as file/reel number \_\_\_\_\_, Record of Deeds of said county. Witness my hand and seal of County affixed.

By \_\_\_\_\_ Recording Officer  
Deputy

MTC No: 22117-K

EXHIBIT "A"  
LEGAL DESCRIPTION

The Easterly 74 feet of the East 138 feet of Lot 1 in Block 3, SECOND ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the Northerly 5 feet conveyed to Klamath County in Deed Volume 290 on page 608, Deed Records of Klamath County, Oregon.

ALSO EXCEPTING THEREFROM the Easterly 5 feet conveyed to Klamath County for road purposes in Volume 362 at page 563, Deed Records of Klamath County, Oregon.

Tax Account No: 3909 010DC 02600

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 20th day  
of Sept. A.D., 19 89 at 2:53 o'clock P.M., and duly recorded in Vol. M89,  
of Deeds on Page 17750.

FEE \$13.00

Evelyn Biehn County Clerk

By Randine Mullendore