

KNOW ALL MEN BY THESE PRESENTS, That
Thomas A. Darling

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Roy Grosini and Joanna Grosini, Husband and Wife, 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:

REFER TO THE ATTACHED LEGAL DESCRIPTION

"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—
those of record and those apparent upon the land, if any, as of the date of this deed.
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 \$ 90,000.00
However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

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 24th day of October, 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.

Thomas A. Darling
Thomas A. Darling

STATE OF OREGON
County of Klamath ss.
10-24, 19 89

Personally appeared the above named _____

Thomas A. Darling

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

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 7/13/93

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:

THOMAS A. DARLING
P.O. Box 814
KFO 97601
GRANTOR'S NAME AND ADDRESS
ROY GROSINI AND JOANNA GROSINI
P.O. Box 133
Sprague River, Oregon 97639
GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee

NAME, ADDRESS, ZIP

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

Grantee

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

20443

MTC NO: 22316-L

LEGAL DESCRIPTION

PARCEL 1:

Lots 1, 2, 3, 4, 5 of Block 14, of TOWN OF SPRAGUE RIVER, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, EXCEPT that part of said Lots 1, 2, 3, 4 and 5 in Block 14 conveyed to Klamath County, for road purposes by instrument dated April 13, 1953, recorded April 17, 1953, in Volume 260 at page 231 and by instrument dated May 29, 1953, recorded June 1, 1953, in Volume 261 at page 177, Deed Records of Klamath County, Oregon.

Tax Account No: 3610 014BC 01200

PARCEL 2:

Lots 6, 7, 8, 9, 10, 11 & 12, in Block 14, TOWN OF SPRAGUE RIVER, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPT that portion lying within the right of way of the Sprague River Highway.

Tax Account No: 3610 014BC 01300
3610 014BC 01400

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 25th day
of Oct. A.D., 19 89 at 12:01 o'clock PM., and duly recorded in Vol. M89,
of Deeds on Page 20442.

Evelyn Biehn County Clerk
By Carline Mullendore

FEE \$13.00