

Property #536-5864-60

S-41978
SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto CHRISTEL SUSAN GOEDECKE AND HERMAN W. GOEDECKE, not as tenants in common, but with the rights of survivorship, hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 35 of Moyina, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Subject to easements, rights, rights-of-way, reservations, conditions, restrictions, covenants and all taxes and assessments of record or enforceable in law or equity, and any other matters of record.

The Grantor specifically reserves all minerals, coal, carbons, hydrocarbons, oil, gas, chemical elements and compounds, whether in solid, liquid or gaseous form, and all steam and other forms of thermal energy on, in or under the above-described land provided that Grantor does not reserve the right to use the subject property or extract minerals or other substances from the subject property above a depth of 500 feet, nor does Grantor reserve the right to use the surface of the subject property in connection with the rights reserved herein.

To Have and to Hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And the Grantor hereby covenants to and with the said Grantee and Grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by Grantor and that Grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the Grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$70,300.00.

AFTER RECORDING AND TAXES:
CHRISTEL GOEDECKE
P.O. BOX 77002
Klamath Falls, Oregon 97602

90 JAN 12 AM 11 47

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 said Grantor has hereunto subscribed its name and affixed its corporate seal, by its Authorized Agent, this 4th day of January, 1990.

CORPORATION OF THE PRESIDING
BISHOP OF THE CHURCH OF JESUS
CHRIST OF LATTER-DAY SAINTS, a
Utah Corporation Sole

BY: *Richard C. Edgley*
Authorized Agent

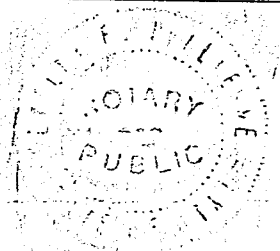
STATE OF UTAH)
 : ss
COUNTY OF SALT LAKE)

On this 4th day of January, 1990, personally appeared before me RICHARD C. EDGLEY, personally known to me to be the Authorized Agent of the Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints, a Utah Corporation Sole, who acknowledged to me that he signed the foregoing instrument as Authorized Agent for said Corporation, that the seal impressed on the within instrument is the seal of said corporation, and the said RICHARD C. EDGLEY acknowledged to me that the said Corporation executed the same.

Evelyn E. Biehn
Notary Public in and for the
State of Utah

My Commission Expires:

October 9, 1990



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Klamath County Title Co.

on this 12th day of Jan. A.D. 19 90
at 11:47 o'clock AM. and duly recorded
in Vol. M90 of Deeds Page 892
Evelyn Biehn County Clerk

By *Pauline Mullendore*

Deputy.

Fee, \$33.00