

KNOW ALL MEN BY THESE PRESENTS, That FRED W. KOEHLER, JR.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by SPRING CREEK HOME & LAND, INC., an Oregon corporation, 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:

Lot 15, Block 7, TRACT NO. 1019, WINEMA PENINSULA-UNIT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3407 027CC-00800

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 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 \$ 4,500.00

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 15 day of February, 19 90; if a corporate grantor, it has caused its name to be signed and sealed by its officers, duly authorized thereto by order of its board of directors.

Fred W. Koehler, Jr.

STATE OF OREGON,)
County of Klamath) ss.
February 15, 19 90

Personally appeared the above named
Fred W. Koehler, Jr.

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 _____

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

DANA M. NIELSEN
NOTARY PUBLIC-OREGON
Before me:
My Commission Expires 1/30/94

(OFFICIAL SEAL) Notary Public for Oregon
My commission expires:

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:

Fred W. Koehler, Jr.
437 Main Street Suite A
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Spring Creek Home & Land, Inc.

P.O. Box 361

Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 15th day of Feb., 19 90, at 3:36 o'clock P. M., and recorded in book M90 on page 3064 or as file/reel number 11404, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mullender Deputy

Fee \$28.00