

KNOW ALL MEN BY THESE PRESENTS, That A. E. ZIMMERMANN, JR. & ANITA D. ZIMMERMANN,

husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called
JUANITA M. STEARNS _____, 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:

Lot 1 and that portion of Lot 2 lying East of the State Highway right-of-way line, in Block 22, NORTH KLAMATH FALLS, in the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Tax Account No. 3809-29BB-9200

"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 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 14th day of March, 1990; 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.

A. H. Zimmermann, Jr.
A. H. Zimmermann, Jr.

Anita D. Zimmermann

STATE OF OREGON,
County of Klamath) ss.
2114 1090

Personally appeared the above named _____
A. H. Zimmermann, Jr. & Anita D.
Zimmermann

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

(OFFICIAL
SEAL)

Before me
PAMELA G. SPENCER
NOTARY PUBLIC - OREGON
North Public for Oregon
My Commission Expires 8/16/92

Personally appeared _____, 19____, 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: _____

Notary Public for Oregon
My commission expires: _____

(OFFICIAL
SEAL)

A. H. Zimmermann Jr. & Anita D. Zimmermann
184 Manzanita
Klamath Falls, OR 97601

Juanita M. Stearns
2024 Van Camp
Klamath Hall OR 97601

Jeanita M. Stearns
2024 Van Camp
Klamath Falls OR 97601
NAME / ADDRESS / ZIP

Juanita M. Stearns
(Same address)

NAME, ADDRESS, ZIP

Fee \$28.00