

KNOW ALL MEN BY THESE PRESENTS, That FRED W. KOEHLER, JR., General Partner for KLAMATH COUNTRY CORNERS, a California limited partnership

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LYNN L. HESCOCK and ROBYN A. HESCOCK, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

That portion of Government Lots 24 and 27 lying Northeasterly of Highway #62 in Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

Klamath County Tax Account #3507-01600-01200.

"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 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 \$ 30,000.00.

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 15th day of March, 19 90; 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.

KLAMATH COUNTRY CORNERS, a California
limited partnership

FRED W. KOEHLER, JR., General Partner
STATE OF OREGON, County of _____) ss.

STATE OF OREGON,
County of Klamath) ss.
March 15, 1990

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,

Personally appeared the above named
FRED W. KOEHLER, JR., General Partner
of KLAMATH COUNTRY CORNERS, a California
limited partnership

and acknowledged the foregoing instrument to be their 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.

(OFFICIAL
SEAL)

Before me:
Kristin P. Feld
Notary Public for Oregon
My commission expires: 11/6/91

Before me:
Notary Public for Oregon
My commission expires:

(OFFICIAL
SEAL)

KLAMATH COUNTRY CORNERS, a California limited Partnership STATE OF OREGON,) ss.

527 Main St.
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

LYNN L. HESCOCK and ROBYN A. HESCOCK
3818 Mazama Drive
Klamath Falls, OR 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:
SAME AS GRANTEE

NAME, ADDRESS, ZIP

Until a change is registered all tax statements shall be sent to the following address:
SAME AS GRANTEE

NAME, ADDRESS, ZIP

County of Klamath
I certify that the within instrument was received for record on the 16th day of March, 19 90, at 1:46 o'clock P.M., and recorded in book M90 on page 4914 or as file/record number 12441.

Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Carlene Muckadore Deputy

Fee \$28.00