

Vol. mgo Page \_ 5968

Aspen Title #01034867 WARRANTY DEED Part 2

AFTER RECORDING RETURN TO: MARION ROSS CURTIS ELIZABETH CURTIS, TRUSTEES 6616 Cottage, Klamoth Falls OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS: SAME AS ABOVE

TRANSPONDER, INC., a California Corporation hereinafter called GRANTOR(S), convey(s) to MARION ROSS CURTIS or ELIZABETH CURTIS, TRUSTEES OF THE CURTIS LIVING TRUST DATED JUNE 6, 1988, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lots 2 and 3, Block 5, FAIRVIEW ADDITION NO. 2, TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-29CA TL 2500

"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 WITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except 1) Regulations, including levies, liens and utility assessments of the City of Klamath Falls. 2) Conditions, Restrictions as shown on the recorded plat. 3) Easement in favor of CP National Corporation recorded October 14, 1988 in Book M-88 at page 17309. 4) Trust Deed including the terms and provisions thereof, in favor of John Lundberg and Donna J. Lundberg, husband and wife, recorded March 2, 1990 in Book M-90 at page 5964, which Trust Deed the Grantees herein agree to assume and pay.

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$125,000.00.

In construing this dead and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this instrument this suggestion of March 1990.

TRANSPONDER, INC., a California Corporation

	A.			V	SECRETARY
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Transpo	nder, Inc.			<u> </u>	
	CATH	ERINE ROSE V.	CRUZ	Cart	erine Rose V. Cru
Betore	me: <u>CAIR</u>	California			
Notary	Public for	California	1990		
Ny Com	ission Exp	ires: DEC.	203 1990		OFFICIAL SEAL
					CATHERINE ROSE V. CRUZ
					LOS ANGELES COUNTY
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## STATE OF OREGON: COUNTY OF KLAMATH: ss.

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