

KNOW ALL MEN BY THESE PRESENTS, That TRUSTEES OF KLAMATH FALLS LODGE NO. 1247
BENEVOLENT AND PROTECTIVE ORDER OF ELKS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
DONNA D. FRASIER

, 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:

Lots 5 and 6, Block 9, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH that portion of Oregon Avenue adjacent to the property vacated by Ordinance No. 5045, recorded in Deed Volume 310, page 496, Records of Klamath County, Oregon.

Tax Account No: 3809 030BB 00400

"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 \$ 22,500.00

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 6th day of June, 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.

Trustees of Klamath Falls Lodge No. 1247
Benevolent and Protective Order Of Elks

Haward L. Koertje Trustee

STATE OF OREGON,)
County of _____) ss.
_____, 19 ____.

Personally appeared the above named _____

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

Before me:

(OFFICIAL

SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of Klamath) ss.
June 6, 19 90

Personally appeared *Haward L. Koertje* and _____ who, being duly sworn,

each for himself and not one for the other, did say that the former is the Trustee _____ and that the latter is the _____ of Klamath Falls Lodge NO. 1247 BPOE, a non-profit corporation,

and that said instrument was signed _____ 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:

Dana M. Nielsen (OFFICIAL SEAL)
DANA M. NIELSEN
NOTARY PUBLIC-OREGON
My Commission Expires 11/29/98

BPOE #1247

25 Hawkins Street

Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Donna D. Frasier

P.O. Box 256

Klamath Falls, OR 97601

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

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 6th day of June, 19 90,

at 2:02 o'clock P.M., and recorded in book M90 on page 10897 or as file/reel number 15795

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

Dorlene Mendenhall Deputy