

KNOW ALL MEN BY THESE PRESENTS, That HAROLD J. DERRAH

hereinafter called the grantor, for the consideration herein, her stated, to grantor paid by CHARLES F. REED & GEORGEANA REED, as tenants by the entirety, 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 5 in Block 8 of TRACT NO. 1091, LYNNWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808 0251D 05200

"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 to 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 \$ 94,500.00 (NINETY-FOUR THOUSAND AND NO/100 DOLLARS)

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 26 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.

Harold J. Derrah
Harold J. Derrah

STATE OF OREGON,)
County of Klamath) ss.
June 26, 19 90

Personally appeared the above named Harold J. Derrah

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7/13/92

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 _____

_____, 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)

Derrah
961 Vista
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Reed
13991 Wallabi Ave
Sylmar, CA 91342

GRANTEE'S NAME AND ADDRESS

As I recording return to:
Reed
above address

NAME, ADDRESS, ZIP

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

Transamerica Real Estate Tax Service
522 SW 5th Ave #215
Portland, OR 97204

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 29th day of June, 19 90, at 9:46 o'clock A.M., and recorded in book M90 on page 12792 or as file/reel number 16903

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. Mulder Deputy

Fee \$28.00