

MARGOT T. SEISLOVE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by \_\_\_\_\_, hereinafter called J-SPEAR RANCH CO., an Oregon corporation 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:

SW 1/4 of Section 1, Township 34 South, Range 12 East of the Willamette Meridian,  
Klamath County, Oregon.

Tax Account No: 3412 00000 00200

9 "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

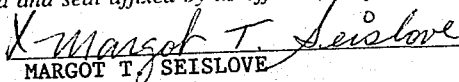
THOSE OF RECORD AND THOSE APPARENT UPON THE LAND, IF ANY, AS OF THE DATE  
THIS DEED  
grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims  
and demands of all persons whomsoever, except those claiming under the above described encumbrances.  
The consideration for this transfer, stated in terms of dollars, is \$ 45,000.00.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 12,000.00

IN WITNESS WHEREOF, the undersigned has executed this instrument this 23 day of July, 19 90;

In Witness Whereof, the grantor has executed this instrument this 22 day of July, 1922, 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.

 X Mansel T. Seislove



STATE OF ~~OREGON~~ CALIFORNIA )  
County of Los Angeles ) ss.  
July 23, 19 90

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
19 \_\_\_\_\_.

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.

(OFFICIAL  
SEAL)

Before me: Rosemary Skillman  
(OFFICIAL SEAL) Notary Public for ~~Oregon~~ CALIFORNIA  
My commission expires: 6/26/90

Before me:  
\_\_\_\_\_  
Notary Public for Oregon  
My commission expires:

MARGOT T. SEISLOVE  
2503 So. Rockledge Ave  
Monrovia, CA 91016

J-SPEAR RANCH CO.  
P.O. Box 257  
Klamath Falls, OR 97601

After recording return to  
J-SPEAR RANCH CO.  
P.O. Box 257  
Klamath Falls, OR 97601

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

J-SPEAR RANCH CO.  
P.O. Box 257  
Klamath Falls, OR 97601

STATE OF OREGON,  
County of Klamath

I certify that the within instrument was received for record on the 31st day of July, 19 90, at 9:09 o'clock A M., and recorded in book M90 on page 15209 or as file/recd number 18268.

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

Evelyn Biehn, County Clerk  
Recording Officer  
By Pauline Mullendor Deputy

Fee \$28.00