

19631

WARRANTY DEED

MTC #24194-K

Charles J. O'Connor and Migiwa Booker,

KNOW ALL MEN BY THESE PRESENTS, That
not as tenants in common, but with the right of survivorship

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called John Schlee

the grantee, does hereby grant, bargain, sell and convey unto the said grantee 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 10 in Block 1, TRACT NO. 1055, SADDLE MOUNTAIN ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Tax Account No: 3509 013CA 00400

MOUNTAIN TITLE COMPANY

"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 \$ 14,000.00

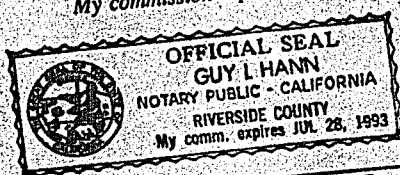
In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 30 day of August, 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.

STATE OF OREGON, California)
County of Riverside) ss.
August 30, 19 90

Personally appeared the above named _____
Charles J. O'Connor
Migiwa Booker

_____ and acknowledged the foregoing instrument
to be their voluntary act and deed.
Before me: Guy L. Hann
Notary Public for Oregon CALIFORNIA
My commission expires: 07-28-93



Charles J. O'Connor & Migiwa Booker
17-640 Corkill Road #74
Desert Hot Springs, CA 92240
GRANTOR'S NAME AND ADDRESS

John Schlee
18486 Tereticornis
Elsinor, CA 92530
GRANTEE'S NAME AND ADDRESS

After recording return to:
John Schlee
18486 Tereticornis
Elsinor, CA 92530
NAME, ADDRESS, ZIP

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

John Schlee
18486 Tereticornis
Elsinor, CA 92530
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, ss.

County of Klamath
I certify that the within instrument was
received for record on the 31st
day of Aug., 19 90,
at 3:24 o'clock P.M. and recorded
in book M90 on page 17589 or as
file/reel number 19631
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer

By Julie M. Minkley Deputy

Fee \$28.00