

OK

19701

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Realvest Inc. A Nevada Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

James F. Winiecke and Roxanne I. Winiecke

, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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:

Parcel 27, Block 10, Nimrod River Park 2nd. Addition, Klamath County Oregon

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances

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 \$ 13,000.00

~~the whole or any part of the consideration consists of or includes other property or value given or promised which is~~ (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

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 12 day of August, 1990; 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.

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.

W.V. Tropp Realvest Inc.

STATE OF OREGON,

County of _____, 19____

Personally appeared the above named _____

STATE OF OREGON, County of _____

Personally appeared W.V. Tropp, 19____

who, being duly sworn, each for himself and not one for the other, did say that the former is the COMPANATION president and that the latter is the secretary of REALVEST INC. A NEVADA CORP, a corporation,

TT-1101 REV. 11/87 Individual Acknowledgment

STATE OF CALIFORNIA

COUNTY OF Orange ss.

On this 27th day of August, in the year 1990, before me, the undersigned, a Notary Public in and for said County and State, personally appeared W.V. Tropp

personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged that he (she or they) executed it.

Signature

Notary Public in and for said County and State

JAMES/ROXANNE WINIECKE
19409 LEON
CERRITOS, CAL. 90701
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

FOR NOTARY SEAL OR STAMP



STATE OF OREGON, County of Klamath ss.

Filed for record at request of:

Bill Tropp

on this 5th day of Sept. A.D., 19 90
at 10:10 o'clock A.M. and duly recorded
in Vol. M90 of Deeds Page 17722
Evelyn Biehn County Clerk
By Pauline Mulenders

Fee, \$28.00

Deputy.