

KNOW ALL MEN BY THESE PRESENTS,
HAROLD G. KUHLMAN and BEATRICE
KUHLMAN, herein referred to as the grantor, for and consider
D. S. PROPERTIES, a corporation, herein referred to as the grantee,
the grantor, does hereby grant, bargain, sell and
convey unto the said grantee all property with the tenements,
hereditaments and appurtenances thereto belonging or appertaining,
situated in the County of Klamath, State of Oregon, described as follows:

SPECIAL DESCRIPTION ON PLAT WHICH IS MADE PART OF THIS DEED

PART OF THIS DEED

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 his or her heirs, successors and assigns forever.

And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns, that grantor is lawfully entitled in fee simple and the above granted premises, free from all encumbrances except all those set forth and those apparent to the land as of the date of this deed.

That the 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 by the grantor is in transfer, stated in terms of dollars, is \$72,000.00.

However, the actual consideration consists of or is part of the consideration (indicate which). The grantee will pay the amount of \$72,000.00 to the grantor.

See ORS §103(1).

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

In witness Whereof, the grantor has executed this instrument if a corporate grantor, it has caused its name to be signed and sealed by its officers, duly authorized thereto by order of its board of directors.

STATE OF IDAHO
County of CANYON
SEPTEMBER 26, 1990

Personally appeared the above named
Harold G. Kuhlman and
Beatrice W. Kuhlman

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

Before me, KOMO ELLIS
Notary Public for OREGON, Idaho

My commission expires: 8/7/91

MOUNTAIN TITLE COMPANY

"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."

and that grantor is lawfully entitled in fee simple and the above granted premises, free from all encumbrances except all those set forth and those apparent to the land as of the date of this deed.

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 amount of \$72,000.00.

However, the actual consideration consists of or is part of the consideration (indicate which). The grantee will pay the amount of \$72,000.00 to the grantor.

See ORS §103(1).

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

In witness Whereof, the grantor has executed this instrument if a corporate grantor, it has caused its name to be signed and sealed by its officers, duly authorized thereto by

Harold G. Kuhlman

Harold G. Kuhlman

Beatrice W. Kuhlman

Beatrice W. Kuhlman

STATE OF IDAHO, County of CANYON) ss.
The foregoing instrument was acknowledged before me this
11th day of SEPTEMBER, 1990, by
president, and by
secretary of

corporation, on behalf of the corporation.

Notary Public for Oregon
My commission expires:

(SEAL)

STATE OF OREGON,

ss.

County of
I certify that the within instrument was received for record on the
day of 19

at o'clock M., and recorded
in book on page or as
file/reel number

Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Recording Officer
Deputy

By

Marvin G. Bestrice Kuhlman	
2003 Santa Clara	
Chubbuck, ID 83505	
D. S. PROPERTIES	
1041 Wild Plum Drive	
Klamath Falls, OR 97601	
D. S. PROPERTIES	
1041 Wild Plum Drive	
Klamath Falls, OR 97601	
D. S. PROPERTIES	
1041 Wild Plum Drive	
Klamath Falls, OR 97601	

MOUNTAIN TITLE COMPANY

13741

Abstract of land situated in the N1/2 SE1/4 SE1/4 NE1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin located South 740.0 feet and West 30.0 feet from the Southeast corner of NE1/4 NE1/4 of said Section 10, said point lying on the West boundary of Summers Lane; thence West 155.0 feet to an iron pin; thence South parallel to Summers Lane 123.3 feet to an iron pin on the Northerly line extended of parcel conveyed to Harley H. Franklin, et ux, by deed recorded April 29, 1927 in Volume 285, page 403, Deed Records of Klamath County, Oregon; thence East 155.0 feet to an iron pin on the West boundary of Summers Lane; thence North along said West boundary of Summers Lane 123.3 feet, more or less, to the point of beginning.

Tax Account No. 3909 0100D 01500

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 28th day
of Sept. A.D. 19 90 at 6:29 o'clock P.M., and duly recorded in Vol. M90,
of Dwds. on Page 19740.

Evelyn Biehn County Clerk

By Carrie M. Mulendree

FEE \$33.00