

WARRANTY DEED

21277 MTC #24304-DN

VICTOR L. CREED and MARILYN E. CREED, aka MARILYN J. CREED

KNOW ALL MEN BY THESE PRESENTS, That as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BLUE RIDGE DEVELOPMENT CORPORATION, a Nevada corporation, hereinafter called 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:

That portion of Government Lot 10 in Section 27, Township 34 South, Range 7 East of the Willamette meridian, Klamath County, Oregon, lying Westerly of the Southern Pacific Railroad right of way, excepting therefrom the Southerly 320.50 feet thereof.

Tax Account No: 3407 027DA 01000

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 to the land as of the date of 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 true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 38,000.00.

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 7th day of October, 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.

STATE OF OREGON,

County of Klamath

October 7, 1990

Personally appeared the above named

Victor L. Creed and

Marilyn E. Creed

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

Before me:

Notary Public for Oregon

Dana M. Nielsen
DANA M. NIELSEN
NOTARY PUBLIC-OREGON
My Commission Expires 12/31/91

Victor L. Creed

Marilyn E. Creed

Marilyn J. Creed

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19____, by _____,

_____, president, and by _____,
_____, secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires:

(SEAL)

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 10th day of Oct., 19 90, at 11:05 o'clock A.M., and recorded in book M90 on page 20471 or as file/reel number 21277.

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

Evelyn Biehn, County Clerk

Recording Officer

By *Dana M. Nielsen* Deputy

Fee \$28.00