WARRANTY DEED

Vol. M91 Page 1898

25362   MTC #24846-DN

KNOW ALL MEN BY THESE PRESENTS, That ___Gleta Wampler_____

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called
___Rick Wing-Kei Tsui_____ 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 27, Block 1 TRACT 1029, SPRAGUE RIVER PINES, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon

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 $ ___28,500.00___.
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
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 30 day of ___January___, 19 91;
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.

Gleta Wampler
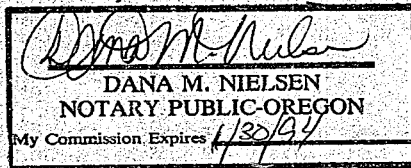Gleta Wampler

STATE OF OREGON,   )
County of ___Klamath___) ss.
January ___30___, 19 90.

Personally appeared the above named _____
Gleta Wampler

_____ and acknowledged the foregoing instrument
to be ___her___ voluntary act and deed.

Before me:

_____
Notary Public for Oregon
My commission expires:

DANA M. NIELSEN
NOTARY PUBLIC-OREGON
My Commission Expires 1/30/94

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 _____ (SEAL)
My commission expires:

Gleta Wampler
P.O. Box 134
Chiloquin, OR 97624
GRANTOR'S NAME AND ADDRESS

Rick Wing-Kei Tsui
7A Kwun Fai Mansion
53 Tai Hong Street;Lei King Wan
HONG KONG   GRANTEE'S NAME AND ADDRESS

After recording return to:
SAME AS GRANTEE

_____
NAME, ADDRESS, ZIP

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

_____
NAME, ADDRESS, ZIP

STATE OF OREGON,   ss.
County of ___Klamath___
I certify that the within instrument was
received for record on the ___31st___
day of ___Jan.___, 19 91,
at 9:50 o'clock ___A M., and recorded
in book ___M91___ on page ___1898___ or as
file/reel number ___25362___,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

SPACE RESERVED
FOR
RECORDER'S USE

___Evelyn Biehn, County Clerk___
Recording Officer
By ___Pauline Mullendore___ Deputy

Fee $28.00