

**25765 #24389-K**

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KNOW ALL MEN BY THESE PRESENTS, That GERRY WOLFF doing business as HENRY & GERALD WOLFF RANCH, INC., an Oregon Corporation, also known as WOLFF RANCH, INC., an assumed business name hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FRED B. WADE and JOANN WADE, husband and wife 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:

Lot 7, Block 1, TRACT 1168, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

**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 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 whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1000.  
 The singular includes the plural and all grammatical

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 30th day of November, 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.

WOLFF RANCH, INC. [Signature]

STATE OF OREGON, )  
County of \_\_\_\_\_ ) ss.  
19\_\_

Personally appeared the above named

\_\_\_\_\_ and acknowledged the foregoing instrument  
to be \_\_\_\_\_ voluntary act and deed.

**Before me:**

**Notary Public for Oregon**  
**My commission expires:**

WOLFF FANCH, INC.

By: Gerry W. Wolff, President  
By: Cathy Wolff, Secretary

STATE OF OREGON, County of Klamath ss.  
The foregoing instrument was acknowledged before me this  
Feb 8<sup>th</sup>, 1991, by Gerry W. Wolff  
president, and by Cathy Wolff  
secretary of  
Wolff Ranch, Inc, an assumed business name  
a \_\_\_\_\_ corporation, on behalf of the corporation.  
Notary Public for Oregon Nancy M. Minard  
My commission expires: 6/8/93 (SEAL)

**Wolff Ranch, Inc.**

HC 30 Box 77A

Chiloquin, OR 97624

GRANTOR'S NAME AND ADDRESS

Fred B. Wade and Joann Wade

P. O. Box 716

Atwood, CA 92601 Julian, CA 92036

GRANTEE'S NAME AND ADDRESS

After recording return to:

ding return to:  
Fred B. Wade and Joann Wade

~~P.O. Box 716~~ P.O. Box 716

Atwood, CA 92601 Julian, CA 92036

NAME, ADDRESS, ZIP

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

It is requested all tax statements shall be sent to the following address:

**Fred B. Wade and Joann Wade**

P. O. Box 716

Atwood, CA 92601 Julian, CA 92036

NAME ADDRESS ZIP

**STATE OF OREGON,**

County of Klamath

I certify that the within instrument was received for record on the 12th day of Feb., 1991, at 1:45 o'clock P. M., and recorded in book M91 on page 2557 or as file/reel number 25765.

Record of Deeds of said county.

Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk

**Recording Officer**

By William Mullins Deputy

Fee \$28.00