

KNOW ALL MEN BY THESE PRESENTS, That

Lucille M. Givan

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

Dale W. Ring

, 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:

SEE LEGAL DESCRIPTION ON REVERSE OF WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 \$ 40,000.00

~~XXXXXX THE GRANTOR HEREBY WARRANTS THAT THE PROPERTY DESCRIBED IN THIS INSTRUMENT IS FREE FROM ALL ENCUMBRANCES EXCEPT THOSE OF RECORD AND THOSE APPARENT UPON THE LAND, IF ANY, AS OF THE DATE OF THIS DEED. THE GRANTOR ALSO WARRANTS THAT THE PROPERTY DESCRIBED IN THIS INSTRUMENT IS NOT SUBJECT TO ANY EASEMENTS, RIGHTS OF WAY, OR OTHER INTERESTS IN THE PROPERTY WHICH ARE NOT OF RECORD AND NOT APPARENT UPON THE LAND, IF ANY, AS OF THE DATE OF THIS DEED. (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 29 day of April, 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.

STATE OF OREGON,

County of Klamathss. April 29, 19 91

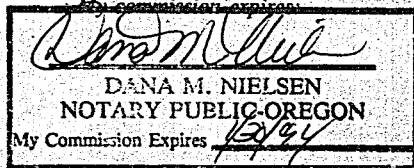
Personally appeared the above named
Lucille M. Givan

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

Before me:

Notary Public for Oregon

My commission expires:



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)

Lucille M. Givan

6431 So. 6th Street

Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Dale W. Ring

22777 N. Poe Valley Rd.

Klamath Falls, OR 97603

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,

County of _____ ss.

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.

By _____ Recording Officer
Deputy

EXHIBIT "A" LEGAL DESCRIPTION

That property situated in the County of Klamath, State of Oregon, beginning at a point 989.8 feet East of the Northwest corner of the NE1/4 of the SW1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian on the North boundary of said NE1/4 of SW1/4; thence South at right angles 936.8 feet, or or less, to the North boundary of the State Highway; thence Southeasterly along said line of Highway to intersection with a line running North and South and parallel to the first course and distance 110.5 feet East of the first course; thence North along said line 1041.7 feet; thence West along the North line of said NE1/4 of SW1/4 110.5 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to the State of Oregon, by and through its State Highway Commission by Warranty Deed recorded July 25, 1972 in Volume M72, page 8068, Microfilm Records of Klamath County, Oregon.

SUBJECT TO: Balance owing on 1990-1991 Real Property Taxes which the Grantee has agreed to assume and pay in full

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 30th day
of April A.D., 19 91 at 11:06 o'clock A M., and duly recorded in Vol. M91,
of Deeds on Page 7975.

FEE \$33.00

Evelyn Biehn, County Clerk

By Quelene Muehlendore