

KNOW ALL MEN BY THESE PRESENTS, That WILLIAM A. GREENE, SR., TRUSTEE OF THE GREENE INVESTMENT TRUST

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CATHY COGAR, 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 EXHIBIT A 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 those of record and those apparent upon the land, if any, as 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 \$ 26,250.00

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 17th day of June, 1991; 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 WASHINGTON ) County of Spokane ) ss. June 17, 1991. Personally appeared the above named WILLIAM A. GREENE, SR., TRUSTEE OF THE GREENE INVESTMENT TRUST.

GREENE INVESTMENT TRUST BY: [Signature] WILLIAM A. GREENE, SR., TRUSTEE

and acknowledged the foregoing instrument to be their voluntary act and deed. Before me: [Signature] Notary Public for Oregon, Washington My commission expires: 11-9-93

STATE OF OREGON, County of ) ss. The foregoing instrument was acknowledged before me this 19, 1991, by president, and by secretary of a corporation, on behalf of the corporation. Notary Public for Oregon My commission expires: (SEAL)

Form with fields for GRANTOR'S NAME AND ADDRESS (GREENE INVESTMENT TRUST, EAST 5724 19TH AVENUE, SPOKANE, WA 99212) and GRANTEE'S NAME AND ADDRESS (CATHY COGAR, 5729 ALTAMONT DR., KLAMATH FALLS, OR 97603).

Form for STATE OF OREGON with fields for County, date received for record, and recording officer information.

MOUNTAIN TITLE COMPANY

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EXHIBIT "A"  
LEGAL DESCRIPTION

PARCEL 1:

Lot 1 and the N1/2 of Lots 3 and 4, Block 3, NORTH KLAMATH FALLS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2:

Lots 2 and 3, Block 4, NORTH KLAMATH FALLS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, less portion deeded to Oregon State Highway Commission.

PARCEL 3:

A parcel situate in the SW1/4 SW1/4 of Section 20, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning 258 feet East of Section corner common to Sections 19, 20, 29 and 30, to the point of beginning; thence East 720 feet, more or less, then North 30 feet; thence West 720 feet, more or less; thence South 30 feet to the point of beginning; EXCEPTING that portion deeded to State Highway Commission in Deed Volume 302 at page 147, Deed Records of Klamath County, Oregon and corrected in Volume 304 at page 47, Deed Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 28th day  
of June A.D., 19 91 at 9:37 o'clock A M., and duly recorded in Vol. M91,  
of Deeds on Page 12387.  
Evelyn Biehn County Clerk  
By Pauline Mulender

FEE \$33.00