

KNOW ALL MEN BY THESE PRESENTS, That  
 JAMES E. WATSON and SHIRLEY M. WATSON, as tenants by the entirety  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
 GAIL M. LEPLY and CONSTANCE C. LEPLY, 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:  
 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 \$ 14,000.00

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 21st day of October, 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 Coos ) ss.  
 October 21, 19 91

Personally appeared the above named  
 JAMES E. WATSON  
 SHIRLEY M. WATSON

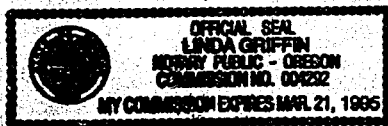
James E. Watson  
 JAMES E. WATSON  
Shirley M. Watson  
 SHIRLEY M. WATSON

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

Before me: Linda Griffin  
 Notary Public for Oregon  
 My commission expires: 3-21-95

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)



JAMES E. WATSON and SHIRLEY M. WATSON  
 P. O. BOX 732  
 COOS BAY, OR 97420

GRANTOR'S NAME AND ADDRESS

GAIL M. LEPLY and CONSTANCE C. LEPLY  
 747 FRONT STREET  
 KLAMATH FALLS, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:  
 GAIL M. LEPLY and CONSTANCE C. LEPLY  
 747 FRONT STREET  
 KLAMATH FALLS, OR 97601

NAME, ADDRESS, ZIP

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

GAIL M. LEPLY and CONSTANCE C. LEPLY  
 747 FRONT STREET  
 KLAMATH FALLS, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.

County of \_\_\_\_\_  
 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

The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is lawfully seized in fee simple of said described real property and has a valid, unencumbered title thereto except none

and that he will warrant and forever defend the same against all persons whomsoever.

The grantor warrants that the proceeds of the loan represented by the above described note and this trust deed are: (a)\* primarily for grantor's personal, family or household purposes (see Important Notice below), (b) for the education of the grantor or his or her child or children, or for the education of the grantor or his or her child or children's child or children.

This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, of the contract secured hereby, whether or not named as a beneficiary herein. In construing this deed and whenever the context so requires, the masculine gender includes the feminine and the neuter, and the singular number includes the plural.

IN WITNESS WHEREOF, said grantor has hereunto set his hand the day and year first above written.

\* IMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) or (b) is not applicable; if warranty (a) is applicable and the beneficiary is a creditor as such word is defined in the Truth-in-Lending Act and Regulation Z, the beneficiary MUST comply with the Act and Regulation by making required disclosures; for this purpose use Stevens-Ness Form No. 1319, or equivalent. If compliance with the Act is not required, disregard this notice.

*[Signature]*  
DENNIS A. ZULLO, II  
KATY L. ZULLO

STATE OF OREGON, County of Klamath ss. October 28, 1991,  
This instrument was acknowledged before me on \_\_\_\_\_  
by DENNIS A. ZULLO, II and KATY L. ZULLO \_\_\_\_\_, 19\_\_\_\_,  
This instrument was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_

*[Signature]*  
Notary Public for Oregon  
My commission expires 11/16/91

REQUEST FOR FULL RECONVEYANCE  
To be used only when obligations have been paid.

TO: \_\_\_\_\_, Trustee

The undersigned is the legal owner and holder of all indebtedness secured by the foregoing trust deed. All sums secured by said trust deed have been fully paid and satisfied. You hereby are directed, on payment to you of any sums owing to you under the terms of said trust deed or pursuant to statute, to cancel all evidences of indebtedness secured by said trust deed (which are delivered to you herewith together with said trust deed) and to reconvey, without warranty, to the parties designated by the terms of said trust deed the estate now held by you under the same. Mail reconveyance and documents to: \_\_\_\_\_

DATED: \_\_\_\_\_, 19\_\_\_\_

Beneficiary

Do not lose or destroy this Trust Deed OR THE NOTE which it secures. Both must be delivered to the trustee for cancellation before reconveyance will be made.

TRUST DEED

(FORM No. 881)  
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

DENNIS A. ZULLO, II and KATY L. ZULLO  
6405-SORREL CT.  
KLAMATH FALLS, OR 97603

Grantor

THE WILLIAM H. BLOOM FAMILY TRUST  
13926-CASA LINDA  
SUN CITY WEST, AZ 85375

Beneficiary

AFTER RECORDING RETURN TO  
MOUNTAIN TITLE COMPANY  
OF KLAMATH COUNTY

38220

SPACE RESERVED

RECORDED'S USE

Fee \$13.00

STATE OF OREGON, } ss.  
County of Klamath

I certify that the within instrument was received for record on the 28th day of Oct., 1991, at 3:27 o'clock P.M., and recorded in book/reel/volume No. M91 on page 22435 or as fee/file/instrument/microfilm/reception No. 36589, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE  
By *[Signature]* Deputy