

37707 MT #26569-LB

KNOW ALL MEN BY THESE PRESENTS, That

SHIRLEY STEFFANUS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called ELVIN SMITH and FLORA MAXINE SMITH, husband and wife, 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 ATTACHED LEGAL DESCRIPTION

"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 \$ 8,000.00.

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 15th day of November, 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.

CALIFORNIA

STATE OF OREGON;

County of VENTURA) ss.NOVEMBER 15, 19 91.

Personally appeared the above named _____
SHIRLEY STEFFANUS _____

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

Before me:

Teresa Aguayo-Ramirez
Notary Public for Oregon/California
My commission expires: July 7, 1995

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: _____

SHIRLEY STEFFANUS
P. O. BOX 769
VENTURA, CA 93006

GRANTOR'S NAME AND ADDRESS
ELVIN SMITH and FLORA MAXINE SMITH
21660 KAREN PLACE
CALIFORNIA CITY, CA 93505

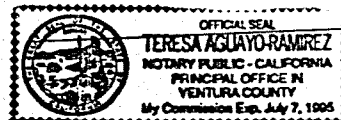
GRANTEE'S NAME AND ADDRESS
ELVIN SMITH and FLORA MAXINE SMITH
21660 KAREN PLACE
CALIFORNIA CITY, CA 93505

NAME, ADDRESS, ZIP

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

ELVIN SMITH and FLORA MAXINE SMITH
21660 KAREN PLACE
CALIFORNIA CITY, CA 93505

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

24493

MTC NO: 25569-LB

EXHIBIT A
LEGAL DESCRIPTION

Lot 9, Block 9, TRACT 1019, WINEMA PENINSULA UNIT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM that portion conveyed to Klamath County, by instrument recorded December 2, 1980 in Volume M30, page 23370, Microfilm Records of Klamath County, Oregon, to wit:

A parcel of land in Lot 9, Block 9 of TRACT NO. 1019 WINEMA PENINSULA UNIT No. 2, a recorded subdivision in Klamath County for public road purpose and more particularly described as follows:

Beginning at the North 1/4 corner of Section 34, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; thence North 48 degrees 06' 19" West 168.99 feet; thence Northeasterly along the arc of a 230.00 foot radius curve to the left 30.10 feet (Δ 07 degrees 29' 54"); thence South 48 degrees 06' 19" West 200.03 feet; thence North 69 degrees 59' 54" West 44.93 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 21st day
of Nov. A.D., 19 91 at 4:26 o'clock P.M., and duly recorded in Vol. M91
on Page 24492
of Deeds
By Evelyn Biehn County Clerk
[Signature]

FEE \$33.00