

KNOW ALL MEN BY THESE PRESENTS, That
MICHAEL A. BITANGA and OFELIA M. BITANGA, as tenants by the entirety
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____
RALPH STAFFORD and BARBARA A. STAFFORD, 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 27 in Block 1 of OREGON SHORES SUBDIVISION, TRACT NO. 1053, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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 \$~~
~~However, the actual consideration consists of the consideration property or interest in the property or interest~~
~~portion of the consideration and does not include the interest in the property or interest in the property or interest~~
~~XXXXXX~~

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 27 day of November, 1991; if a corporate grantor, it has caused its name to be signed and seal affixed by its officer, duly authorized thereto by order of its board of directors.

STATE OF OREGON,)
County of _____) ss.
_____, 19____

MICHAEL A. BITANGA
his Mr. Rife
 OFELIA M. BITANGA

STATE OF CALIFORNIA
COUNTY OF San Francisco

On this 27th day of November in the year
1991 before me

Darla Rawlings, a Notary Public, State of California,
duly commissioned and sworn, personally appeared
Michael A. Bitanga and Orelia M. Bitanga,
personally known to me (or proved to me on the basis of satisfactory
evidence) to be the person S whose name S are
subscribed to the within instrument, and acknowledged to me
that they executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed
my official seal in the _____ City and _____ County of
San Francisco _____ on the date set forth above
in this certificate.

Notary Public, State of California
My commission expires December 18, 1992

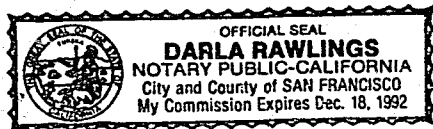
STATE OF OREGON.

Country of Klamath

I certify that the within instrument was received for record on the 29th day of November, 1991, at 2:38 o'clock P.M. and recorded in book M91 on page 25037 or as file/reel number 38027,
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
By Bernetha H. Hetch Recording Officer
Deputy

Fee: \$28.00

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MICHAEL A. BITANCA and GREGORY A. BROWN
229 FIELDSTONE CT.
VALLEJO, CA 94589

GRANTOR'S NAME AND ADDRESS
RALPH STAFFORD and BARBARA A. STAFFORD
9120 SAN GABRIEL P.O. Box 1424
ATASCADERO, CA 91322

GRANTEE'S NAME AND ADDRESS

RALPH STAFFORD and BARBARA A. STAFFORD
9120 SAN GABRIEL PO BOX 1434
ATASCADERO, CA 93423
NAME ADDRESS OF

RALPH STAFFORD and BARBARA A. STAFFORD
 9120 SAN GABRIEL P.O. Box 1424
 ATASCADERO, CA 93423
 NAME ADDRESS ZIP