

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RANDY N. BOUGHTON and ALANE E. BOUGHTON, 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

"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 \$ 81,000.00

[illegible]

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 19th day of December, 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 OREGON,)
County of San Francisco) ss.
December 9, 1991

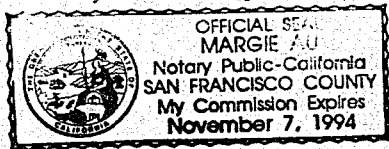
X Bob Klemz
BOB KLEMZ
Y Linda Klemz
LINDA KLEMZ

Personally appeared the above named _____
BOB KLEMZ

LINDA KLEMZ

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

Thang Aa
Notary Public for Oregon California
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)

~~BOB KLEMZ and LINDA KLEMZ~~
~~111 SUTTER ST., SUITE 1900~~
~~SAN FRANCISCO, CA 94104~~

STATE OF OREGON, / ss.

RANDY N. BOUGHTON and ALANE E. BOUGHTON
752 BEVERLY DRIVE
NIPOMO, CA 93444

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.

4944.

Recording Officer

By _____ Recording Officer
Deputy

SPACE RESERVED

FOR
BIRMINGHAM USE

APPENDIX A: DATA SOURCES

RANDY N. BOUGHTON and ALANE E. BOUGHTON
 752 BEVERLY DRIVE
 NIPOMO, CA 93444

NAME, ADDRESS, ZIP

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

RANDY N. BOUGHTON and ALANE E. BOUGHTON
752 BEVERLY DRIVE
NIPOMO, CA 93444

NAME ADDRESS ZIP

LEGAL DESCRIPTION EXHIBIT "A"

Lot 7, Block 8, TRACT NO. 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.

SUBJECT TO: Trust Deed dated April 1, 1987 and recorded April 7, 1987, Volume M87, page 5776, Microfilm Records of Klamath County, Oregon, wherein the Beneficiary is Klamath First Federal Savings and Loan Association.

ALSO SUBJECT TO: Trust Deed (all-inclusive) dated August 3, 1988 and recorded August 16, 1988 in Volume M88, page 13241, Microfilm Records of Klamath County, Oregon, wherein the Beneficiary is George R. Buchanan. The Grantee's do hereby agree to assume and pay in full this obligation and to hold the sellers harmless therefrom.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co. the 11th day
of Dec. A.D., 19 91 at 3:25 o'clock P M., and duly recorded in Vol. M91,
of Deeds on Page 25898.
Evelyn Biehn County Clerk
By Pauline Mulvane

FEE \$33.00