

1-1-74

43488

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That David L. Heckelman

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Realvest Inc., hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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:

Lots 57,58,59, Block 97, Unit 4, Klamath Falls Forest Estates Highway 66

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances

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 \$ 4500.00.  
~~On this day of the month of the year 1986, the above described premises were sold to the grantee for the sum of \$4500.00, the whole consideration therefor, and the grantor covenanted to and with the grantee and grantee's heirs, successors and assigns, that the grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, and that the 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.~~

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 25 day of February, 1986; if a corporate grantor, it has caused its name to be signed and sealed by its officers, duly authorized thereto by order of its board of directors.

David L. Heckelman  
 David L. Heckelman

(If executed by a corporation,

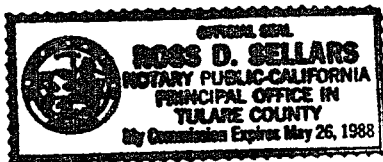
STATE OF CALIFORNIA

COUNTY OF Tulare

ss.

On this 18th day of March, in the year 1986, before me, ROSS D. SELLARS, a Notary Public, State of California, duly commissioned and sworn, personally appeared DAVID L. HECKELMAN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name subscribed to this instrument, and acknowledged that he executed it.

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



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Ross D. Sellars  
 Notary Public, State of California  
 My commission expires 5-26-88

Cowdery's Form No. 32 — Acknowledgement to Notary Public — Individuals — (C.C. Sec. 1189) — (Rev. 1/83)

Realvest Inc.

438 Sycamore Road 2210 WILSHIRE BL. #345  
 Santa Monica, Cal. 90403

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath County Title Co.

P.O. Box 151 Klamath Falls, Or. 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,  
 County of Klamath

ss.

Filed for record at request of:

SPAC

RECC

Realvest Inc.

on this 15th day of April A.D., 19 92  
 at 9:01 o'clock A.M. and duly recorded  
 in Vol. M92 of Deeds Page 7874

Evelyn Biehn County Clerk

By Pauline Mulholland

Deputy.

Fee, \$30.00