OK **45092**

KNOW ALL MEN BY THESE PRESENTS, That JOSEPH COSTA AND LILLIAN R. COSTA, his wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TOWLE PRODUCTS, INC., a California corporation , 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:

Lot 14, Block 78, Klamath Falls Forest Estates Highway 66
Unit, Plat No.4 as recorded in Klamath County, Oregon

Assessor's Parcel #3711-015A0-04200

and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property (including any Declaration of Restrictions recorded with this subdivision recorded in the Office of the Klamath County Oregon Recorder, all of which are incorporated herein by reference to said Declaration with the same effect as though fully set forth herein).

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 $ 2,000.00
⓪However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which).⓪ (The sentence between the symbols ⓪, it not applicable, should be deleted. See ORS 93.030.)

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 4th day of March , 19 92 ; 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.

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.

X _Joseph Costa_
JOSEPH COSTA

X _Lillian R Costa_
LILLIAN R. COSTA

STATE of California)
) ss.
COUNTY of San Joaquin)

On March 9, 1992 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joseph Costa and Lillian R. Costa

personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal

OFFICIAL SEAL
KATHY J. MC COLLEY
NOTARY PUBLIC - CALIFORNIA
SAN JOAQUIN COUNTY
My comm. expires FEB 25, 1994

Kathy J. McColley
Notary Public

Mr. & Mrs. Joseph Costa
1230 Silvertrail Lane
Manteca, CA 95336
GRANTOR'S NAME AND ADDRESS

Towle Products, Inc.
P.O. Box 994
Pebble Beach, CA 93953
GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS ABOVE
NAME, ADDRESS, ZIP

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

SAME AS ABOVE
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, }
} ss.
County of ....Klamath............
I certify that the within instrument was received for record on the 20th day of ....May..........., 19 92, at 9:15 o'clock A.M., and recorded in book/reel/volume No. M92 on page 10891 or as fee/file/instrument/microfilm/reception No. 45092, Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME   TITLE

By _____ Deputy

Fee $30.00