

AFTER RECORDING RETURN TO:
& SEND TAX STATEMENTS TO:
LEONARD BAIO
5140 Olive Dr
Concord, Ca 94521

BERNARD L. SIMONSEN AND RHEA E. SIMONSEN, CO-TRUSTEES U/D/T/
MARCH 20, 1986 "SIMONSEN FAMILY TRUST" and BERNARD L. SIMONSEN
AND RHEA E. SIMONSEN, TTEES SIMONSEN FAMILY TRUST DATED 3/20/86,
hereinafter called GRANTOR(S), convey(s) to LEONARD BAIO,
hereinafter called GRANTEE(S), all that real property situated
in the County of Lake, State of Oregon, described as:

/ and Klamath

PARCEL 1 OF PARTITION MAP NO. 24-92, in the County of Klamath,
State of Oregon.
Code 8, Map 3715 Tax Lot 7300.

"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."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, and will warrant
and defend the same against all persons who may lawfully claim
the same, except as shown above.

The true and actual consideration for this transfer is
\$202,222.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 22nd day of June, 1992.

BERNARD L. SIMONSEN AND RHEA E. SIMONSEN, CO-TRUSTEES U/D/T/
MARCH 20, 1986 "SIMONSEN FAMILY TRUST"
BERNARD L. SIMONSEN AND RHEA E. SIMONSEN, TTEES SIMONSEN FAMILY
TRUST DATED 3/20/86

BY: Bernard L. Simonsen
BERNARD L. SIMONSEN, TRUSTEE

BY: Rhea E. Simonsen Trustee
RHEA E. SIMONSEN, TRUSTEE

Bernard L. Simonsen
BERNARD L. SIMONSEN

Rhea E. Simonsen
RHEA E. SIMONSEN

STATE OF OREGON, County of Klamath)ss.

On June 29, 1992, personally appeared BERNARD L. SIMONSEN as
Trustee for Simonsen Family Trust u/d/t March 20, 1986, and
acknowledged the foregoing instrument to be his voluntary act
and deed.

Before me: W. William L. Addington
Notary Public for Oregon, My Commission Expires: 3-22-93

STATE OF California, County of Los Angeles)ss.

On June 30, 1992, personally appeared RHEA E. SIMONSEN as
Trustee for Simonsen Family Trust u/d/t March 20, 1986, and
acknowledged the foregoing instrument to be her voluntary act
and deed.

Before me: Laurie A. Hurley
Notary Public for State of Calif.
My Commission Expires: 3/11/96



14755

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 7th day
of July A.D. 1992 at 2:43 o'clock P M., and duly recorded in Vol. M92
of Deeds on Page 14754.

Evelyn Biehn - County Clerk

By Naureen Michelmore

FEE \$35.00