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50374 '92 SEP 9 PM 3 23

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Realvest Inc. a Nevada Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

William G. Downing

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:

Parcel 48, Block 31, Klamath Forest Estates 1st. Addition, Klamath
County, Oregon

(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 \$ 3500.00

① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In Witness Whereof, the grantor has executed this instrument this 1 day of September, 1992; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so 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.

STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____, 19____.

by

This instrument was acknowledged before me on September 1, 1992 19

by William V. Tropp

by _____
as President of Realvest Inc.

as _____

OFFICIAL SEAL
ROBERT C. CLARK
Mayor - San Bernardino
RIVERSIDE COUNTY
My Commission Expires
October 26, 1993

Rosanne D. Chen
Notary Public for Oregon
My commission expires 10/26/13

Realvest inc
2001 East Flamingo #204
Las Vegas, Nev. 89119

William Downing
424 W. Gheit, Glendora, Cal. 91740

GRANTEE'S NAME AND ADDRESS

After recording return to:
William Downing
424 W. Ghett
Glendora, CAL. 91740

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

William Downing
424 W. Ghert
Glendora, Cal. 91740

STATE OF OREGON.

County ofKlamath

I certify that the within instrument was received for record on the 8th day of Sept., 1992, at 3:23 o'clock P.M., and recorded in book/reel/volume No. M92 on page 20506 or as fee/file/instrument/microfilm/reception No. 50374.,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

.....Evelyn Biehn, County Clerk.....
NAME TITLE

By Pauline M. Henderson, Deputy

Fee \$30.00