

57007

## STATUTORY WARRANTY DEED

Judy Scherzer, Grantor, conveys and warrants to Rainbow Realty, Inc., Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

PINE RIDGE ESTATES, UNIT NO. 1, in the  
County of Klamath, State of Oregon  
Block 3 Lot 5

Subject to and excepting:

1. Conditions and restrictions, as disclosed on the recorded plat of Pine Ridge Estates, Unit 1, being a 20 foot setback line along all streets and also subject to a 15 foot walkway easement along the Northerly line of Lot 3, Block 1 and Lot 2, Block 5 are for private walkway use only.
2. Existing Power line easement as disclosed on the Plat of Pine Ridge Estates, Unit 1, over Lots 1 through 8 including Block 4 and Lot 1 and 2, Lot 5, Block 1.
3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded : September 28, 1973 Book: M-73 Page: 13211  
Amended : April 18, 1978 Book: M-78 Page: 7509

The true and actual consideration for this conveyance is \$  
Until a change is requested, all tax statements are to be sent

to the following address: Rainbow Realty Inc, 1001 Bishop Street, Pacific

Trade Center suite 928, Honolulu, HI 96813

DATED this 12th day of October, 1982.

After recording return to:  
Rainbow Realty Inc  
1001 Bishop Street  
Pacific Trade Center suite 928  
Honolulu, HI 96813

Judy Scherzer  
 Judy Scherzer

STATE OF OREGON       )  
                               )  
 County of Klamath    ) ss.

On this 12/17 day of October, 1982, personally  
 appeared before me this above named Judy Scherzer and acknowledged  
 the foregoing instrument to be her voluntary act and deed.

[Signature]  
 NOTARY PUBLIC FOR OREGON  
 My Commission Expires: 2/14/83

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 1st day  
 of Jan. A.D., 19 93 at 9:37 o'clock A.M., and duly recorded in Vol. M93  
 of Deeds on Page 2230.

FEE \$35.00

Evelyn Biehn County Clerk

By [Signature]