

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Donald Ede and Marjorie Ede, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the 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:

PLEASE SEE REVERSE SIDE OF THIS DOCUMENT

"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 said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed.

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 \$ 36,000.00.

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 16 day of February, 19 93; 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.

STATE OF OREGON,)
County of Klamath) ss.
February 16 1993

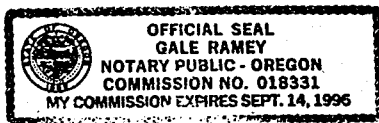
H. C. Bradbury by Julia B. Spence
H. C. Bradbury by Julia B. Spence, P.O.A.
Irish F. Slezaack
Irish F. Slezaack

Julia B. Spence
Julia B. Spence

Personally appeared the above named
H./C./B. Brabbuck, Iris F. Slezacek and
Julia B. Spence LS.
_____ and acknowledged the foregoing instrument
to be their voluntary act and deed.

Before me: Gale K. Kelly
Notary Public for Oregon
My commission expires: 9-11-96

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19____, by _____, _____ president, and by _____ secretary of _____ a _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires: _____ (SEAL)



H. C. Bradbury, Iris F. Slezacek and
Julia B. Spence

GRANTOR'S NAME AND ADDRESS

Donald Ede and Marjorie Ede
715 Upham
Klamath Falls, OR 97601

GRANTLE'S NAME AND ADDRESS

After recording return to:
Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME ADDRESS ZIP

Uph. + Phragmites is present in all of the study sites, but is absent in the

Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME ADDRESS CH

STATE OF OREGON,

County of _____
I certify that the within instrument was
received for record on the _____
day of _____, 19____,
at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____.
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

By _____ Recording Officer
Deputy

LEGAL DESCRIPTION

The Southerly half of Lot 5 in Block 56 of NICHOLS ADDITION to the City of Klamath Falls, County of Klamath, State of Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Easterly line of Ninth Street Southerly along said Easterly line 60 feet from the intersection of said Easterly line with the Southerly line of Lincoln Street (formerly Washington Street) said intersection being the corner of Lincoln and Ninth Streets; thence Easterly and parallel with Lincoln Street 65 feet more or less, to the Easterly line of said Lot 5, thence Southerly and parallel with Ninth Street 60 feet to the Southerly line of said Lot 5; thence Westerly along said Southerly line 65 feet more or less, to the most Southerly corner of said Lot 5; thence Northerly along said Easterly line of Ninth Street to the place of beginning.

* * * END * * *

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath

ss.

On this the 16th

Julia B. Spence

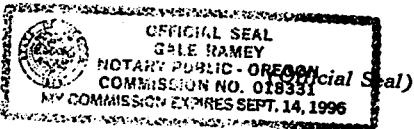
day of February

19 93

personally appeared

who, being duly sworn (or affirmed), did say that she is the attorney in fact for H. C. Bradbury

that she executed the foregoing instrument by authority of and in behalf of said principal; and she acknowledged said instrument to be the act and deed of said principal.



Before me:

[Signature]

(Signature)

Loan Closer

(Title of Officer)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 17th day of Feb. A.D., 19 93 at 11:52 o'clock A.M., and duly recorded in Vol. M93 of Deeds on Page 3429.

FEE \$35.00

Evelyn Biehn, County Clerk

By *[Signature]*