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ATC 39150

FORM No. 433—WARRANTY DEED (Individual or Corporate)

BY STANDARDS LOW PUBLICATION CO., PORTLAND, OR, 97208

1-1-74 31858

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Donald A. Owen and Andrea L. Owen

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Realvest Inc.

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantor 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 34, Block 36, Klamath Forest Estates First Addition

THIS DEED IS BEING RE-RECORDED FOR THE PURPOSE OF CORRECTING THE NAME OF THE SUBDIVISION SHOWN HEREIN. IT SHOULD PROPERLY CITE KLAMATH FOREST ESTATES, FIRST ADDITION.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

(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 the 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 \$ 1500.00

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 24th day of June, 1985; if a corporate grantor, it has caused its name to be signed and sealed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, attach corporate seal)

STATE OF OREGON,

County of Klamath

Personally appeared the above named

Donald A. Owen and Andrea L. Owen

and acknowledged the foregoing instrument to be a voluntary act and deed

(OFFICIAL SEAL) Notary Public for Oregon My commission expires 11-13-88

Donald A. Owen and Andrea L. Owen  
18026 4th Ave., Bend Oregon 97701

GRANTOR'S NAME AND ADDRESS

Realvest Inc.

Santa Monica, Cal. 90402

GRANTEE'S NAME AND ADDRESS

After recording return to:

REALVEST, INC

2216 Wilshire Blvd., Suite 201  
Santa Monica, CA 90403

NAME, ADDRESS, ZIP

Donald A. Owen  
Donald A. OwenAndrea L. Owen  
Andrea L. Owen

STATE OF OREGON, County of Klamath

Personally appeared \_\_\_\_\_ and \_\_\_\_\_

who, being duly sworn each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of \_\_\_\_\_

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in the hall of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires \_\_\_\_\_

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 12th day of July, 1985 at 11:38 a.m. and recorded in book/reel/volume No. H91 on page 13666 or as document/fee/file/instrument/microfilm No. 31888. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By \_\_\_\_\_ Deputy

Fee \$28.00

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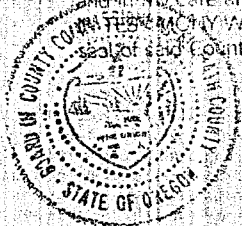
STATE OF OREGON )

County of Klamath )

I EVELYN BIEHN, County Clerk of the above named County and State of Oregon do hereby certify that the foregoing copy has been by me compared with the original, and that it is a transcript therefrom and of the whole of such original as the same appears on file or of record in my office and in my care and custody.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County this 8 day of March A.D. 1993.

EVELYN BIEHN, Klamath County Clerk  
 By Rauline Mullendorf Deputy



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 8th day  
 of March A.D. 19 93 at 3:17 o'clock P. M., and duly recorded in Vol. M93  
 of Deeds on Page 4830.

Evelyn Biehn County Clerk  
 By Rauline Mullendorf

FEE \$10.00