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IN THE CIRCUIT COURT FOR THE STATE OF OREGON  
FOR THE COUNTY OF KLAMATHUNITED PACIFIC INSURANCE COMPANY, a  
Washington corporation,

Plaintiff(s),

vs.

Court No. 9200650CV  
Sheriff No. 92-00024

SHERIFF'S DEED

DONALD EDWARD JOHNSON, aka DON E.  
JOHNSON; MURIEL ANETTA JOHNSON, aka  
MURIEL A. JOHNSON, aka MURIEL ANNETTA  
JOHNSON; JOHN E. JOHNSON; DEBORAH A.  
JOHNSON; DON E. JOHNSON CONSTRUCTION,  
INC., an Oregon Corporation; SOUTH  
VALLEY STATE BANK, an Oregon state  
chartered banking corporation; CARTER-  
JONES COLLECTION SERVICE, INC., an  
Oregon corporation; SURFSIDE VOLKSWAGEN,  
INC., aka SURFSIDE VOLKSWAGEN-AUDI, INC.,  
dba SURFSIDE MOTORS, an Oregon corpora-  
tion; UNITED STATES OF AMERICA, through  
the Department of Internal Revenue  
Service; SCOTT REED; DONNA REED and  
MTC, INC., dba MOUNTAIN TITLE COMPANY OF  
KLAMATH COUNTY, an Oregon corporation,

Defendant(s).

THIS DEED made 04/29/93, between Carl R. Burkhardt, Sheriff of Klamath  
County, hereinafter called Grantor and  
UNITED PACIFIC INSURANCE COMPANY, a Washington  
corporation  
hereinafter called Grantee.A judgment was entered in the above court, and the court thereafter issued  
a Writ of Execution and pursuant thereto on 10/30/92, all of the interest  
of the Defendant(s) in the real property was sold at public auction in the  
manner provided by law, for the sum of \$428,733.16, toUNITED PACIFIC INSURANCE COMPANY/WASHINGTON CORPORATION  
C/O BEN FRANKLIN PLAZA  
PORTLAND

OR 97258

221-0699

the highest bidder(s). I executed and delivered to the purchaser a Certifi-  
cate of Sale and filed a Return of Sale with the above court, and the time  
for redeeming (if any) has expired, the real property has not been redeemed  
from the sale, and the Grantee herein is the owner and holder of the Certi-  
ficate of Sale and has delivered the Certificate to Grantor. NOW, THEREFORE,  
in consideration of the sum paid for the real property, Grantor does hereby  
convey to Grantee all the interest of the Defendant(s) in the real property  
described as follows:

3500

A parcel of land situated in the SW 1/4 of Section 34, Township 39 South, Range 9 East of the Willamette Meridian, in the county of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the North right of way line of Midland Road from which the Southwest corner of said Section 34 bears the following two bearings and distances: South 89 degrees 54' 58" West 117.00 feet, South 00 degrees 10' 55" East 30.00 feet; thence from said point of beginning North 89 degrees 54' 58" East along the North right of way of said Midland Road 203.00 feet; thence North 00 degrees 10' 55" West 429.16 feet to a 5/8" iron pin; thence South 89 degrees 54' 58" West 203 feet to a 5/8" iron pin; thence south 00 degrees 10' 55" East 429.16 feet to the point of beginning.

CODE 164 MAP 3909-3300 TL 1700

IN WITNESS WHEREOF, the Grantor has executed this instrument on 04/29/93.

Carl R. Burkhardt, Sheriff  
Klamath County, Oregon

By Michael R. Griffin  
Deputy

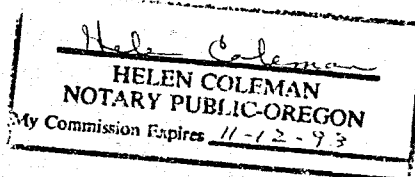
State of Oregon  
County of Klamath

Signed or attested before me on 04/29/93  
by GRIFFIN, MICHAEL T

Helen Coleman Records Clerk/Notary

After recording, return to:

Thomas A. Larkin  
Stafford Frey Cooper & Stewart  
1700 Benj. Franklin Plaza  
One S.W. Columbia Street  
Portland, OR 97258



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Thomas A. Larkin the 6th day  
of may A.D., 19 93 at 11:52 o'clock A.M., and duly recorded in Vol. M93  
of Deeds on Page 10011

FEE \$35.00

Evelyn Biehn County Clerk  
By Pauline M. [Signature]