

WARRANTY DEED

Vol 93 Page 13874

63020

KNOW ALL MEN BY THESE PRESENTS, That Enoch C. Hutcheson, Wilfred A. Johnson and Robert T. Blair, dba Tri-Angle Investments,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WINEMA INVESTMENTS, co-partnership consisting of Michael F. Schmeck and James Watson hereinafter called 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: A portion of Lots 5 and 6 of Block 14 of ORIGINAL TOWN OF LINKVILLE, NOW CITY OF KLAMATH FALLS, and having a frontage of 42 feet on Seventh Street of said City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows: Beginning on the Easterly side of Seventh Street in the City of Klamath Falls, Oregon, at the intersection of said line with the Northerly line of alley deeded through Block 14 of Original Town of Linkville, now City of Klamath Falls, Oregon; thence Northwesterly along said Easterly line of Seventh Street 42 feet; thence Northeasterly and parallel with the said alley 100 feet; thence Southeasterly and parallel with said Seventh Street 42 feet to the Northerly line of said alley; thence Southwesterly along the Northerly line of said alley 100 feet to the place of beginning. Subject, however, to the following: (for continuation of this deed see reverse side of this document)

(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 except as noted of record as of the date of this deed 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 \$69,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

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 30 day of August, 1979, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,) ss.
County of Klamath
August 30, 1979.

Personally appeared the above named Enoch C. Hutcheson, Wilfred A. Johnson and Robert T. Blair, dba Tri-Angle Investments, and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me:

DONNA K. RICK
Notary Public for Oregon
My Commission Expires 7/21/83

TRI-ANGLE INVESTMENTS
By _____
By _____
By _____

STATE OF OREGON, County of _____, 19 _____ ss.

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 behalf 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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Winema Investments
PO Box 172
Klamath Falls OR 97601
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

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/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

13875
62082

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT ERNEST C. KROGER, of the County of Clark, State of Nevada, for and in consideration of the sum of \$100.00 to him in hand paid by the said A. J. Johnson, the receipt of which is hereby acknowledged, have granted, sold and conveyed, and by these presents do grant, sell and convey unto the said A. J. Johnson, his heirs and assigns forever, all that certain

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

2. Restrictions, including the terms and provisions thereof, contained in Deed dated March 21, 1927, recorded March 21, 1929 in Book 86 at page 175, Deed Records, as follows: "This conveyance is made subject to the conditions that said premises shall not be used for garage purposes and that no building, less than two stories in height, shall be erected on said premises."

The first intersection of said line with the intersection of said line with

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request of _____ the 15th day
of June A.D., 19 93 at 11:02 o'clock A M., and duly recorded in Vol. M93
of _____ of Deeds on Page 13874.

On Page _____
Evelyn Biehn - County Clerk

By Pauline S. Nickel

FEE \$35.00

00-000, FD-36, is a form used by the Federal Bureau of Investigation (FBI) for the purpose of recording and reporting on the activities of individuals and organizations. The form is divided into several sections, including a header section, a body section, and a footer section. The header section contains information such as the date, time, and location of the activity. The body section contains a detailed description of the activity, including the names of the individuals involved, the nature of the activity, and any other relevant information. The footer section contains a summary of the activity and any other information that may be relevant. The form is used by FBI agents and other law enforcement officials to keep track of and report on the activities of individuals and organizations that are of interest to the FBI.

27381-23441 0100A-187

STATE OF OREGON, County of _____ ss. _____

[illegible]

JAID(830)
(3/92)

100-443888-11

My Commission Expires 11/14/03
JAN 14 2003
NOTARY PUBLIC STATE OF TEXAS
DOANNA K. PLOSK

STATE OF OREGON

Count of
I certify that the within instru-
ment was received for record on the
day of 19
and recorded
on
a book (vol.)
of a document () this
instrument according to the
Record of Deeds of said county.
Witness my hand and seal of
County of

Deputy

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