69161 10-04-93P03:30 RCVD

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Aspen TITLE & ESCROW, INC.

#01040579

WARRANTY DEED

AFTER RECORDING RETURN TO:
Lake Laughlin, Inc.
5150 Mae Anne - Ste 213-213
Reno, NV 89523

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

MILBORN J. MICKLE and RUTH M. MICKLE, husband and wife, hereinafter called GRANTOR(S), convey(s) to LAKE LAUGHLIN, INC., a Nevada corporation, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 4 in Block 2 of Tract 1121, FIRST ADDITION TO KENO HILLSIDE ACRES, in the County of Klamath, State of Oregon.

Code 21, Map 3908-31DO, Tax Lot 2100

"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 covenant(s) that grantor is the owner of the above described property free of all encumbrances except:

1) Covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land.
2) Delinquent real property taxes which Grantee does not agree to assume and pay and Grantors hold Grantee harmless therefrom.
3) Trust Deed, including the terms and provisions thereof, recorded August 29, 1986 in Book M-86, page 15675, in favor of Farmers Home Administration, United States Department of Agriculture, which Trust Deed the Grantee herein agrees to assume and pay according to the terms contained therein.
4) Judgment in favor of Mary E. Morris, which judgement the Grantee does not agree to assume and pay and Grantors hold Grantee harmless therefrom.,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is $38,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 4th day of October, 1993.

Milborn J. Mickle
MILBORN J. MICKLE

Ruth M. Mickle
RUTH M. MICKLE

STATE OF OREGON, County of Klamath)ss.

On October 4, 1993, personally appeared the above named MILBORN J. MICKLE and RUTH M. MICKLE, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Marlene T. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1997

OFFICIAL SEAL
MARLENE T. ADDINGTON
NOTARY PUBLIC - OREGON
COMMISSION NO. 022288
MY COMMISSION EXPIRES MAR 22, 1997

UNOFFICIAL COPY

25734

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 4th day of Oct. A.D., 19 93 at 3:30 o'clock P M., and duly recorded in Vol. M93, of Deeds on Page 25733.

Evelyn Biehn County Clerk
By Darlene Hillendale

FEE $35.00

Unofficial Document