

WARRANTY DEED
MTC 31513-KR

KNOW ALL MEN BY THESE PRESENTS, That BRADFORD DEAN MASON and SUSAN MASON, husband and wife BRADFORD D. MASON AKA FOLMER AND BERNICE BODTKER-REVOCABLE TRUST hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TRUSTEES OF THE 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

MOUNTAIN TITLE COMPANY

"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."

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 and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as 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 \$ 58,000.00

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 3rd day of November, 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.

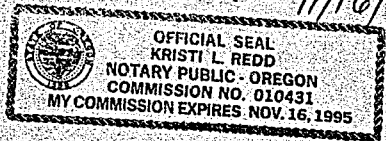
STATE OF OREGON,
County of Klamath ss.
November 3, 19 93

Bradford D. Mason
BRADFORD D. MASON
Susan D. Mason
SUSAN D. MASON

Personally appeared the above named
BRADFORD D. MASON
SUSAN D. MASON

and acknowledged the foregoing instrument
to be their voluntary act and deed.

Before me: Kristi L. Redd
Notary Public for Oregon
My commission expires: 11/16/95



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)

BRADFORD D. MASON and SUSAN D. MASON
1133 MAPLE
KLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS
TRUSTEES OF THE FOLMER AND BERNICE BODTKER-REVOCABLE TRUST
20227 MURPHY ROAD
BEND, OR 97702

GRANTEE'S NAME AND ADDRESS
TRUSTEES OF THE FOLMER AND BERNICE FOLMER-REVOCABLE TRUST
20227 MURPHY ROAD
BEND, OR 97702

NAME, ADDRESS, ZIP
TRUSTEES OF THE FOLMER AND BERNICE FOLMER-REVOCABLE TRUST
20227 MURPHY ROAD
BEND, OR 97702

NAME, ADDRESS, ZIP
TRUSTEES OF THE FOLMER AND BERNICE FOLMER-REVOCABLE TRUST
20227 MURPHY ROAD
BEND, OR 97702

STATE OF OREGON,
County of _____ ss.
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 filed number _____, Record of Deeds of said county. With my hand and seal of County affixed.

By _____ Recording Officer
Deputy

11-09-93P02:36 RCVD
MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

MTC Number: 31513

LEGAL DESCRIPTION

The Northeastern 13 feet of Lot 8 and the Southwestern 27 feet of Lot 9 in Block 27 as shown on the map entitled "FIRST ADDITION TO THE CITY OF KLAMATH FALLS", according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Beginning at a point on the Northern line of Grant Street said point being the Southern corner of said Lot 8, running thence North 38 degrees 45' East along said Northern line of Grant Street 40 feet to the true point of beginning of this description; thence continuing along said Northern line of Grant Street North 38 degrees 45' East 40 feet; thence leaving said Northern line of Grant Street and at right angles thereto North 51 degrees 15' West 110 feet to a point on the Southern line of a 20 foot dedicated alley as shown on said map; thence along said Southern line South 38 degrees 45' West 40 feet to a point; thence leaving said line and at right angles thereto South 51 degrees 15' East 110 feet to said true point of beginning of this description.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 9th day
of Nov. A.D., 19 93 at 2:36 o'clock P M., and duly recorded in Vol. M93
of Deeds on Page 29652.

FEE \$35.00

Evelyn Biehn County Clerk

By Dorlene Mulendore