

WARRANTY DEED
MTC 31488-KR

"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 WHICH LIMIT LAWS/UTLTS. 60424

***AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN O.R.S.30.930 IN ALL ZONES**

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.

record and those apparent upon the land, if any, as the date of this deed except those of 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 premises and that The true and entire contents of the foregoing instrument are hereby certified to be correct and true.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 200,000.00

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 9 day of NOV, 1993; 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 _____

X ~~George H. Kloftas~~
 X ~~GEORGE H. KLOFTAS~~
 LEAH D. KLOFTAS

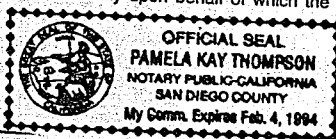
STATE OF CALIFORNIA
COUNTY OF KERN

On 11-9-93 before me, Pamela Kay Thompson
personally appeared George H Klotz and
Leath D Klotz

to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature



(This area for official notarial seal)

(SEAL)

GEORGE H. KLOTSAS and LEAH D. KLOTSAS
1005 HILLCROFT RD.
GLENDALE, CA 91207

GRANTOR'S NAME AND ADDRESS

MARY ANN RODGERS
37815 MC CARTY LANE
BONANZA, OR 97623

GRANTEE'S NAME AND ADDRESS

After recording return to:

MARY ANN RODGERS
37815 MC CARTY LANE
BONANZA, OR 97623

NAME ADDRESS ZIP

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

MARY ANN RODGERS
37815 MC CARTY LANE
BONANZA, OR 97623

NAME ADDRESS ZIP

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
file/reel number _____,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Witness my hand and seal of County
affixed.

By _____ Recording Officer
_____ Deputy

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

11-12-93P03:36 RCVD

MOUNTAIN TITLE COMPANY

6008 (1/91) — (General) First American Title Company

29971

HTC Number: 31488-KR

LEGAL DESCRIPTION

PARCEL 1:

The following described property is situated in Klamath County, Oregon.

In Township 36 South, Range 12 East of the Willamette Meridian:

Section 34: W1/2 SW1/4, SE1/4 SW1/4, S1/2 NE1/4 SW1/4, S1/2 N1/2 NE1/4 SW1/4,

In Township 37 South, Range 12 East of the Willamette Meridian:

Section 3: N1/2, SE1/4, E1/2 SW1/4, N1/2 NW1/4 SW1/4

Section 10: NE1/4, E1/2 E1/2 NW1/4, N1/2 SE1/4, SW1/4 SE1/4, W1/2 SE1/4 SE1/4

Section 2: SW1/4, W1/2 SW1/4 NW1/4

PARCEL 2:

S1/2 SW1/4 SW1/4 of Section 3, Township 37 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 3:

S1/2 S1/2 NW1/4 NE1/4 and the N1/2 N1/2 SW1/4 NE1/4 of Section 34, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co
of Nov. A.D., 19 93 at 3:36 o'clock P.M., and duly recorded in Vol. M93,
on Page 29970,
Deeds

FEE \$35.00

Evelyn Biehn
By Pauline Mullendore County Clerk