RC.

1-16-93P01:54

TLE COMPANY

WARRANTY DEED

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OF TO STORY

TO STORY

LOUIS VITALE and FRANCINE W. VITALE, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by STEPHEN KING and CATHY KING, husband and wife 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 appearating situated in the County of KLAMATH and State of Oregon, described as follows, to wit: Lot 13, 14, 15, 16 and 17 in Block 41, BUENA VISTA ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. 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 laws and regulations. Before signing or accepting this instrument, the person acquired significant check with the appropriate city or county planning department to verify approved uses."

AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30, 930. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, mut grantor And said grantor hereby covenants to and with said grantee and grantees needs, so 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 grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims grantor will warrant and forever defend the said premises and every pair that parcel makes and demands of all persons whomsoever, except those claiming under the above described encumbrances, and demands of all persons whomsoever, except those claiming under the above described encumbrances, and demands of all persons whomsoever, except those claiming under the above described encumbrances, and demands of all persons whomsoever, except those claiming under the above described encumbrances, and demands of all persons whomsoever, except those claiming under the above described encumbrances. 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 day of Nevernetta 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 CALIFORNIA LOUIS VITALE COUNTY OF SITTER On 10 November 93 before me, fill 19 personally appeared LOUIS VITALE & FRANCING VITALE, personally known to me (or proved on the basis of satisfactory evidence) to be the per-OFFICIAL SEAL son(s) whose name(s) is/are subscribed in the within instrument and Ann M. Clemmer acknowledged to me that he/she/they executed the same in his/her/their NOTARY PLEAC - CALIFORNIA SUITER COUNTY My Comm. Expires Aug. 7, 1995 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. lemme Notary public in and for said State This document is only a general form which may be proper for use in simple transactions and in no way sets, or is intended to act, as a substants for the advice of an attorney. The printer does not make a worranty, either express or implied, as to the legal validity of any provision or the suitability of these forms in any specific transaction.

Convictory's Form No. 10G — ACKNOWLEDGMENT — General (Civil Code 1189(a)) (Revised 193) TOUIS VITALE and FRANCINE W. 149 BANGELOUS AVE BARCELO. STATE OF OREGON. SAN CLEMENTE, CA 92672 GRANTOR'S NAME AND ADDRESS STEPHEN KING and CATHY KING County of ____Klamath_ I certify that the within instrument water 5729 ALTAMONT DRIVE KLAMATH FALLS, OR 97603 min of Nev 19 93 m1:54 eclock P.M. and recorded GRANTEE'S NAME AND ADDRESS SPECE PERFECTO in book __M93 __on page 30272____er as STEPHEN KING and CATHY KING file/reel number 71357 FOR 5729 ALTAMONT DRIVE Record of Deeds of said county KLAMATH FALLS, OR 97603

Fee \$30.00

NAME, ADDRESS, ZIP

NAME, ADDRESS.

STEPHEN KING and CATHY KING

KLAMATH FALLS, OR 97603

5729 ALTAMONT DRIVE

-Witness my hand and seal of County

Evelyn Biehn, County Clerk

By Quille Mulindare Diput

Recording Officer

affixed.