

WARRANTY DEED
MTC 32244-AF

KNOW ALL MEN BY THESE PRESENTS, That
KEITH L. WARNER and ROBERTA G. WARNER, as tenants by the entirety
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
JOHN G. ROBATCEK and LOUISE C. ROBATCEK, 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 appertaining,
situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE ATTACHED LEGAL DESCRIPTIONS EXHIBIT "A" WHICH IS MADE A PART
HEROF 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."

LIMITS ON LAWSUITS, AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930." AND TO DETERMINE ANY
 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

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 \$ 156,000.00

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 1st day of April, 1994; 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 Klanath
4/11 19 94 ss.

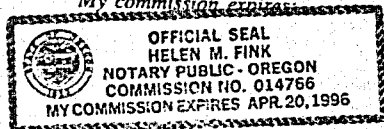
Keith L. Warner
KEITH L. WARNER
Robert G. Warner
ROBERTA G. WARNER

Personally appeared the above named _____
 KEITH L. WARNER
 ROBERTA G. WARNER

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

Before me: Melvin M. Fink

Notary Public for Oregon
My commission expires:



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)

~~KEITH L. WARNER and ROBERTA C. WARNER~~

1505 Arthur St
Klamath

GRANTOR'S NAME AND ADDRESS
JOHN G. ROBATCEK and LOUISE C. ROBATCEK

445 Sunset Beach Rd
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

JOHN G. ROBATCEK and LOUISE C. ROBATCEK

445 Sunset Beach Rd
Klamath Falls, OR 97601

NAME ADDRESS ZIP

JOHN G. ROBATCEK and LOUISE C. ROBATCEK

445 Sunset Beach Rd
Klamath Falls OR 97601

NAME ADDRESS ZIP

STATE OF OREGON,
County of _____ SS.

Record of Deeds of said county.
Witness my hand and seal of County
affixed.

By _____ Recording Officer
_____ Deputy

MOUNTAIN TITLE COMPANY

EXHIBIT "A" LEGAL DESCRIPTION

The tract of land situated in TERMINAL CITY, a duly recorded subdivision in Klamath County, Oregon, which is more particularly described as follows:

Beginning at the Point of Intersection of the North Line of Center Street with the West Line of Midway Avenue; thence West along the North Line of said Center Street a distance of 200 feet to its Point of Intersection with the East Line of Summit Avenue; thence North along said East Line of said Summit Avenue a distance of 364 feet to its Point of Intersection with the South Line of the alley in Block 8 of said TERMINAL CITY; thence, East along said South Line of said alley in Block 8 a distance of 200 feet to its Point of Intersection with the West Line of Midway Avenue; thence, South along said West Line of said Midway Avenue a distance of 364 feet to the Point of Beginning, said tract of land being all vacated Block 15 and vacated Lots 5, 6, 7 and 8 of Block 8 together with the vacated portion of Halo Street between said Block 15 and said Block 8 and the vacated alley lying within said Block 15, all in TERMINAL CITY, Klamath County, Oregon, according to the official plat thereof.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 12th day
of April A.D. 19 94 at 1:34 o'clock P.M., and duly recorded in Vol. M94,
of Deeds on Page 10871.
Evelyn Biehn County Clerk
By D. A. Mullenbore

FEE \$35.00