

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Patricia R. Holman, Trustee of the Henry T. Holman Trust U.T.A.D. October 9, 1990 as to an undivided 50% interest and Patricia R. Holman, Trustee of the Patricia R. Holman Trust U.T.A.D. October 9, 1990 as to an undivided 50% interest hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called BRUCE S. MELLOR & GLEE H. MELLOR, husband and wife _____, and grantor's heirs, successors and assigns,

hereinafter called the grantor, for the consideration hereinafter stated, to have and to hold unto the said GRANTEE, RUCE S. MELLOR & GLEE H. MELLOR, husband and wife, hereinafter called 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:

Lot 3 in Block 2 of TRACT NO. 1146, SUNBURST ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

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." AND TO DETERMINE ANY
 USES, AGENCIES, FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930."

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.950.
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 of 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.

[illegible]

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.

Witness my hand and seal of office this 23rd day of May, 1994.

In Witness Whereof, the grantor has executed this instrument this 20 day of May, 1920, 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.
5/23, 1994

Personally appeared the above named _____
Patricia R. Holman, Trustee of the
Henry T. Holman Trust and Trustee of
the Patricia R. Holman Trust

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

Before me:

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)

Patricia R. Holman, Trustee
4729 S. 6th
Klamath Falls, OR 97601

BRUCE S. MELLOR & GLEE H. MELLOR
PO Box 325
Diamond Springs, CA 95619

After recording return to:
BRUCE S. MELLOR & GLEE H. MELLOR
PO Box 325
Diamond Springs, CA 95619

BRUCE S. MELLOR & GLEE H. MELLOR
PO Box 325
Diamond Springs, CA 95619

STATE OF OREGON,
County of klamath ss.

I certify that the within instrument was received for record on the 24th day of May, 19 94, at 3:46 o'clock P. M., and recorded in book M94 on page 16447 or as file/reel number 81556,
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

B. James M. Menden Deputy

Fee \$30.00