

KNOW ALL MEN BY THESE PRESENTS, That

VERLA C. LAND

hereinafter called the grantor, for the consideration hereinafter stated, in payment paid by AARON T. KUHLMAN AND GEORGE E. YATES 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:

Lots 15 and 16 in Block 7 of ST. FRANCIS PARK, 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 check with the appropriate city or county planning department to verify approved uses."

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

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 apparent to the land

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 \$60,000.00

It is hereby acknowledged that the consideration stated in this instrument is the whole consideration for the property described herein, and no other property or value given or promised which is the whole consideration for the property described herein. (The sentence between the symbols) if not applicable, should be deleted. See ORS 93.030.)

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.

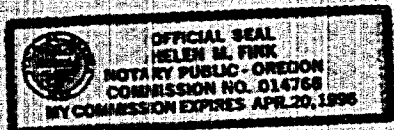
In Witness Whereof, the grantor has executed this instrument this 31 day of May, 19 94; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,)
County of Klamath) ss.
May 31, 19 94

Personally appeared the above named Verla C. Land by and thru her attorney in fact Verla Mae Phillips

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

Before me: Helen 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)

VERLA C. LAND
2436 EBERLEIN
KLAMATH FALLS, OR 97601
GRANTEE'S NAME AND ADDRESS
AARON T. KUHLMAN AND GEORGE E. YATES
4612 CANNON AVE. Klamath Falls, OR 97603
GRANTEE'S NAME AND ADDRESS
Aaron T. Kuhlman
4612 Cannon
Klamath Falls, Oregon 97603
NAME, ADDRESS, ZIP
Aaron T. Kuhlman
4612 CANNON AVE.
KLAMATH FALLS, OR 97603
NAME, ADDRESS, ZIP

SINCE RESERVED
FOR
RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath
I certify that the within instrument was received for record on the 1st day of June, 19 94, at 2:34 o'clock P M., and recorded in book M94 on page 17269 or as file/reel number 81983, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
B. Pauline Muelender Deputy

fee \$30.00