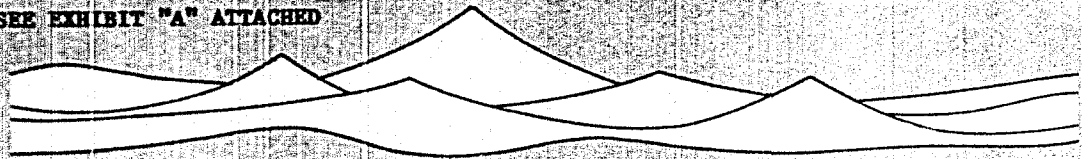


MTC 32939-JU

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That MURIEL K. TUESLEY and JOSEPH GOLBERG, each to an undivided 1/2 interest, AS TENANTS IN COMMON hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD R. KING and LYNN E. KING, 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:

SEE EXHIBIT "A" ATTACHED



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 LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930."

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

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 \$ 5,000.00. ~~How this consideration was paid is hereby acknowledged by the parties to this deed and the same is not to be a part of the public record.~~ See ORS 91.000

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 3 day of June, 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.

Muriel K. Tuesley  
JOSEPH GOLBERG

WASHINGTON  
STATE OF OREGON, County of SAN JUAN ) ss.  
JUNE 3, 1994

Personally appeared the above named MURIEL K. TUESLEY JOSEPH GOLBERG

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

Before me, Lynn E. King, Notary Public for Oregon, My commission expires: 7-10-94

WASHINGTON  
STATE OF OREGON, County of SAN JUAN ) ss.  
The foregoing instrument was acknowledged before me this JUNE 3, 1994, by \_\_\_\_\_, president, and by \_\_\_\_\_, secretary of \_\_\_\_\_

a \_\_\_\_\_ corporation, on behalf of the corporation. Notary Public for Oregon My commission expires: (SEAL)

MURIEL K. TUESLEY and JOSEPH GOLBERG
P.O. BOX 188
LOPEZ, WA 98261
GRANTOR'S NAME AND ADDRESS
RICHARD R. KING and LYNN E. KING
P.O. BOX 321
LOPEZ, WA 98261
GRANTEE'S NAME AND ADDRESS
RICHARD R. KING and LYNN E. KING
P.O. BOX 321
LOPEZ, WA 98261
NAME, ADDRESS, ZIP
RICHARD R. KING and LYNN E. KING
P.O. BOX 321
LOPEZ, WA 98261
NAME, ADDRESS, ZIP

STATE OF OREGON, C.A.L. Form 10  
County of Los Angeles 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.

Recording Officer  
By \_\_\_\_\_ Deputy

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

# EXHIBIT 'A' LEGAL DESCRIPTION

The South 1/2 of the North 1/2 of the South West 1/4 of the North West 1/4 of Section 16, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, excluding therefrom the Eastern 30 feet as a non-exclusive easement for ingress and egress.

Also including that portion of the South 1/2 of the North 1/2 of the South East 1/4 of the North East 1/4 of Section 17, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, lying East of the center line of Mill Creek.

## ALL-PURPOSE ACKNOWLEDGMENT

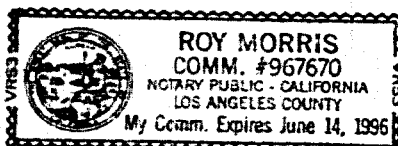
NO 209

State of CALIFORNIA  
County of Los Angeles }

On June 7-1994 before me, Roy Morris  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared X MARIEL K. TWESLEY Only R.M.  
NAME(S) OF SIGNER(S)

☐ personally known to me - OR ☒ proved 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.



### CAPACITY CLAIMED BY SIGNER

☒ INDIVIDUAL(S)

☐ CORPORATE

OFFICER(S) \_\_\_\_\_ TITLE(S) \_\_\_\_\_

☐ PARTNER(S)

☐ ATTORNEY-IN-FACT

☐ TRUSTEE(S)

☐ SUBSCRIBING WITNESS

☐ GUARDIAN/CONSERVATOR

☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
NAME OF PERSON(S) OR ENTITY(IES)

SIGNATURE OF NOTARY

ATTENTION NOTARY: Although the information requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to unauthorized document.

THIS CERTIFICATE  
MUST BE ATTACHED  
TO THE DOCUMENT  
DESCRIBED AT RIGHT:

Title or Type of Document Warranty Deed  
Number of Pages 1 Date of Document June 7-1994  
Signer(s) Other Than Named Above \_\_\_\_\_

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PAGE 4 OF REPORT NO. 32939-JW  
PRELIMINARY REPORT

PRELIMINARY REPORT ONLY

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 10th day  
of June A.D., 19 94 at 11:26 o'clock A M., and duly recorded in Vol. M94  
of Deeds on Page 18279

Evelyn Biehn County Clerk  
By [Signature]

FEE \$35.00