

KNOW ALL MEN BY THESE PRESENTS, that

hereinafter called the grantor, GERARD TOROSTIAN, for the consideration hereinafter stated, to grantor paid by GARY J. HUGHES and BETTY J. HUGHES, with the rights of survivorship, hereinafter called the grantees, 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 18 in Block 46 of FIRST ADDITION TO KLAMATH FOREST ESTATES, 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."

LIMITS ON LANSUITS 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 forever, 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 who may ever, except those claiming under the above described encumbrances, The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 3,500.00

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 5th day of July, 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, Arizona)
County of Mohave) ss.
July 5, 1994

Personally appeared the above named GERARD TOROSTIAN

Gerard Torostian

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

Before me, James Q. Day

Notary Public for Oregon

My commission expires: 11-15-97

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____ day of _____, 19____, by _____, president, and by _____, secretary of _____

_____, corporation, on behalf of the corporation.

Notary Public for Oregon _____
My commission expires: _____ (SEAL)

GERARD TOROSTIAN
MC 62 BOX 7750
BULLHEAD CITY, AZ 86430

GRANTEES NAME AND ADDRESS
GARY J. HUGHES and BETTY J. HUGHES
GENERAL DELIVERY
SPRAGUE RIVER, OR 97639

GRANTEES NAME AND ADDRESS
GARY J. HUGHES and BETTY J. HUGHES
GENERAL DELIVERY
SPRAGUE RIVER, OR 97639

NAME, ADDRESS, ZIP
GARY J. HUGHES and BETTY J. HUGHES
GENERAL DELIVERY
SPRAGUE RIVER, OR 97639

STATE OF OREGON, _____ ss.
County of Klamath
I certify that the within instrument was received for record on the 11th day of July, 1994, at 11:24 o'clock P.M., and recorded in book M94 on page 21339 or as file/reel number 84081
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Bielm, County Clerk
Recording Officer
By Pauline Mueller Deputy

Fee \$30.00