

KNOW ALL MEN BY THESE PRESENTS, That
IVAN E. FLEMING and RUBY P. FLEMING, as tenants by the entirety
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
MILTON F. HAINS and RUTH M. HAINS, 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:

Lot 14 in Block 7, FIRST ADDITION TO CYPRESS VILLA, 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
BURNING OR FOREST PRACTICES AS
DEFINED IN C.R.S.30.930 IN ALL ZONES

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 record and those apparent upon the

[illegible]

In Witness Whereof, the grantor has executed this instrument this 13 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,
County of Klamath
July 13, 1994 ss.

Personally appeared the above named _____
IVAN F. FLEMING
RUBY P. FLEMING

IVAN E. FLEMING

RUBY P. FLEMING

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

Before me: Jessie White
Notary Public for Oregon
My commission expires: 11/7/97

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

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

STATE OF OREGON,

I certify that the within instrument was
received for record on the 1st
day of Aug, 19 94
at 11:28 o'clock A M., and recorded
in book M94 on page 23456 or as
file/reel number 85151,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Euely nKiehn, County Clerk
Recording Officer
Dorinda M. Nicks, Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY