

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That  
ROSEMARY GASKIN and GEORGE LA GRANDE, as tenants in common  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
CHARLES A. MATUK and ELIZABETH B. MATUK, 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:

Parcel 2 of Land Partition 48-93 as filed in Klamath County Clerk's  
Office being a portion of Government Lot 9 of Section 6, Township 35  
South, Range 7 East of the Willamette Meridian, 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 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 \$ 55,000.00

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 11 day of August, 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.  
August 11, 1994

Rosemary Gaskin  
ROSEMARY GASKIN  
George La Grande  
GEORGE LA GRANDE

Personally appeared the above named

ROSEMARY GASKIN

~~GEORGE LA GRANDE~~

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

Before me:

Mary Kenneally  
Notary Public for Oregon  
My commission expires: 4/20/96

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)



ROSEMARY GASKIN and GEORGE LA GRANDE  
P.O. BOX 467  
FORT KLAMATH, OR 97626

GRANTOR'S NAME AND ADDRESS

CHARLES A. MATUK and ELIZABETH B. MATUK  
3364 SOUTH LUCILLE LANE  
LA FAYETTE, CA 94549

GRANTEE'S NAME AND ADDRESS

After recording return to:

CHARLES A. MATUK and ELIZABETH B. MATUK  
3364 SOUTH LUCILLE LANE  
LA FAYETTE, CA 94549

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

CHARLES A. MATUK and ELIZABETH B. MATUK  
3364 SOUTH LUCILLE LANE  
LA FAYETTE, CA 94549

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_  
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.

SPACE RESERVED

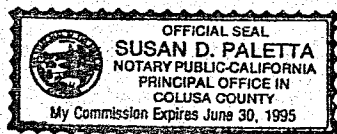
FOR  
RECORDERS USE

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

## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIACounty of COLUSAOn AUGUST 15, 1994 before me, SUSAN D. PALETTA  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"personally appeared GEORGE LA GRANDE  
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.

*Susan D. Paletta*  
SIGNATURE OF NOTARY

## OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

## CAPACITY CLAIMED BY SIGNER

- ☒ INDIVIDUAL  
☐ CORPORATE OFFICER

TITLE(S)

- ☐ PARTNER(S) ☐ LIMITED  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

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

## DESCRIPTION OF ATTACHED DOCUMENT

WARRANTY DEED

TITLE OR TYPE OF DOCUMENT

1

NUMBER OF PAGES

DATE OF DOCUMENT

ROSEMARY GASKIN

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 23rd day  
 of Aug A.D., 19 94 at 10:32 o'clock A M., and duly recorded in Vol. M94  
 of Deeds on Page 26120.

FEE \$35.00

Evelyn Biehn County Clerk  
 By C. M. Henderson