

KNOW ALL MEN BY THESE PRESENTS, That TRUSTEES OF THE KATER TRUST CHER C. KATER AS  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FRED W. KOEHLER, JR., 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 9 and 10, Block 2, TRACT NO. 1201, WILLIAMSON RIVER PINES, according  
 to the official plat thereof on file in the office of the County Clerk of  
 Klamath County, Oregon, TOGETHER WITH an undivided 2/40th's interest in  
 Lot 4 in Block 2 of said WILLIAMSON RIVER PINES, TRACT 1201.

## 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 \$ 52,000.00

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 29 day of September, 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 Orange, ss.

Personally appeared the above named  
 TRUSTEES OF THE KATER TRUST

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

Before me:

Notary Public for Oregon  
 My commission expires:

TRUSTEES OF THE KATER TRUST

deceased  
 JOHN A.R. KATER, TRUSTEE

Cher C. Kater, trustee  
 CHER C. KATER, TRUSTEE

STATE OF OREGON County of \_\_\_\_\_ ss.  
 The foregoing instrument was acknowledged before me this \_\_\_\_\_, 19\_\_\_\_, by JOHN A.R. KATER,  
TRUSTEE and by CHER C. KATER, TRUSTEE  
OF THE KATER TRUST DATED DECEMBER 27, 1991

Notary Public for Oregon  
 My commission expires:

(SEAL)

TRUSTEES OF THE KATER TRUST

2037 W. SAN LORENZO  
 SANTA ANA, CA 92704

GRANTOR'S NAME AND ADDRESS

FRED W. KOEHLER, JR.

1501 ELDORADO

KLAMATH FALLS, OR 97601

GRANTEE'S NAME AND ADDRESS

FRED W. KOEHLER, JR.

1501 ELDORADO

KLAMATH FALLS, OR 97601

NAME, ADDRESS, ZIP

After recording return to:

FRED W. KOEHLER, JR.

1501 ELDORADO

KLAMATH FALLS, OR 97601

NAME, ADDRESS, ZIP

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

SPACE RESERVED

FOR  
 RECORDER'S USE

STATE OF OREGON,

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/ree! number \_\_\_\_\_ Record of Deeds of said county. Witness my hand and seal of County affixed.

see attached ackn.  
 By \_\_\_\_\_ Recording Officer  
 Deputy

# California All-Purpose Acknowledgment

31582

State of California

County of Orange

On 9-29-94

DATE

before me, Tamra K. Stagner

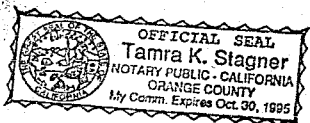
NAME OF NOTARY PUBLIC

personally appeared, Cher C. Kater

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.



Tamra K. Stagner  
SIGNATURE OF NOTARY PUBLIC

## OPTIONAL

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

### Type or Title of Document

Warranty Deed  
TITLE OR TYPE OF DOCUMENT

Number of pages: 1

Date of Document: 9-29-94

Signer(s) Other Than Named Above:  
n/a

### Capacity Claimed By Signer

☒ Individual(s)

☐ Corporate

CHER C. KATER INDIVIDUALLY

☐ Partner(s) ..... ☐ General

☐ Attorney-in-Fact ..... ☐ Limited

☐ Guardian/Conservator

☒ Trustee(s)

☐ Other: CHER C. KATER AS TRUSEE OF THE

KATER TRUST DATED DECEMBER 27, 1991

Signer is Representing:

Name of Person(s) or Entity(ies)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co  
of Oct A.D., 19 94 at 11:14 o'clock A M., and duly recorded in Vol. M94  
of Deeds on Page 31581

FEE \$35.00

Evelyn Biehn

By Dorene Mullendore County Clerk