

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That
LOYD W. SMITH and LILLIE FLORENCE SMITH

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by KURT A. LOEFFLER COMPANY AS TO PARCEL 1, 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 WHICH IS MADE A PART

HEREOF BY THIS REFERENCE

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 tract for, stated in terms of dollars, is \$3,000.00

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 24 day of Oct., 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 Merced

Oct. 24, 1994

Personally appeared the above named

LOYD W. SMITH

LILLIE FLORENCE SMITH

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

Before me:

Notary Public for Oregon



LOYD W. SMITH and LILLIE FLORENCE SMITH

P.O. BOX 451

SNELLING, CA 95369

KURT A. LOEFFLER and ORE CAL DEVELOPMENT COMPANY

556 BRIDGE LANE

WOLF CREEK, OR 97497

GRANTEE'S NAME AND ADDRESS

KURT A. LOEFFLER and ORE CAL DEVELOPMENT COMPANY

556 BRIDGE LANE

WOLF CREEK, OR 97497

NAME, ADDRESS, ZIP

KURT A. LOEFFLER and ORE CAL DEVELOPMENT COMPANY

556 BRIDGE LANE

WOLF CREEK, OR 97497

NAME, ADDRESS, ZIP

LOYD W. SMITH

LILLIE FLORENCE SMITH

Lillie Florence Smith

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)

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.

By Recording Officer Deputy

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1

Lots 8 and 9 in Block 2 of SPRAGUE RIVER ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH an undivided 2/15ths interest in and to the river frontage and recreation area shown on instrument recorded June 9, 1980 in Volume M80, page 10501, Microfilm Records of Klamath County, Oregon.

PARCEL 2

Lots 1 and 2 in Block 3 of SPRAGUE RIVER ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH an undivided 2/15ths interest in and to the river frontage and recreation area shown on instrument recorded June 9, 1980 in Volume M80, page 10501, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ Mounta In Title Co _____ the _____ 1st _____ day
of _____ Nov _____ A.D., 19 94 _____ at _____ 3:27 _____ o'clock _____ P _____ M. and duly recorded in Vol. _____ M94 _____
of _____ Deeds _____ on Page _____ 33878 _____

FEE \$35.00

Evelyn Biehn _____ County Clerk

By Carlene Mullendore