

## K-47391

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## CONDOM INIUM DEED

11-23-94A1(

SHIELD CREST, INC., an Oregon Corporation, Grantor, conveys to LESTER C. FLECK, Trustee of the Lester C. Fleck Trust dated September 9, 1994, Grantee,

Unit C of Building No. 3, State II Plat of Tract 1271 - Shield Crest Condominiums, according to the official plat thereof on file in the office of the County Clerk, Klamith County, Oregon.

Together with that interest in common areas as disclosed by Declaration of Shield Crest Condominiums recorded April 23, 1991, and Supplemented by Supplemental Declaration.

Also together with in undivided interest in all those private roads shown on the plat and more particularly described in Declaration recorded in Volume M-84 on page 4256, and in Easement recorded May 23, 1990, in Volume M-90 on page 9828, Deed Records of Flamath Courty, Oregon.

## SUBJE T TO:

1. Reservations and restrictions as shown on the plat and in the dedication of Tract 1271-Shield Crest (ondominiums.

2. Declaration of Conditions and Restrictions for Tract 1271-Shield Crest Condominiums, recorded Janaury 25, 199], in Volume M-91 on page 1591, and recorded April 23, 1991, in Volume M-91 on page 7438, Deed Records of Klamath County, Oregon, and supplemented by Supplemental Declaration recorded November \_\_\_\_, 1994 in M-94 on page

Bylaws of Shield Crest Condominiums Unit Owners Association, recorded January 25, 1991, 3. in Volume M-91 on page 1606, and recorded April 23, 1991, in Volume M-91 on page 7422, Deed Records of Klamath County, Oregon.

4. Liens and assessments of Shield Creat Condominium Unit Owners' Association.

5. Terms and conditions of the Easement between Shield Crest Homeowners Association and Shield Crest, Inc., recorded May 23, 1990, in Volume M-90 on page 9828, Deed Records of Klamath County, Oregon.

The true consideration raid for this conveyance is \$165,000.00

SUBJECT TO THE FOLLOWING LAW:

Sec. Sec. 4

"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." ORS 93.040

Dated this 16 day of November, 1994, has caused its name to be signed by resolution of the board of directors.

SHIELD CREST, INC. or Robert Cheyne, President

Helen Cheyne,

STATE OF OREGON ) ) ss

County of Klamath)

Personally appeared on this //6<sup>th</sup>dey of November, 1994, Robert Cheyne and Helen President and Secretary respectively of Shield Crest, Inc. and acknowledged the NOTARY PUBLIC - OREGON COMMISSION NO. 027875 MY COMMISSION EXPRESSED 30.1917

Notary Fublic for Oregon

Send Tax Statements to: lester C. Fleck, Trustee Lester C. Fleck Trust 147 Southshore Lane Klamath Falls, OR 97601

After recording return to: Lester C. Fleck 147 Southshore Lane Klamath Falls, OR 96701

COLLEMANT, >> A second state of the second s STATE OF OREGON: COUNTY OF KLAMATH: 55.

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