

92039

WARRANTY DEED

Vol. M94 Page 36993

KNOW ALL MEN BY THESE PRESENTS, That Kurt A. Loeffler and  
ORE CAL Development Company  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
Working Parts, Inc.

hereinafter called the grantee, does hereby grant bargain, sell and convey unto the grantee and grantee's heirs,  
 successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto  
 belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows,  
 to-wit:

T.36S R13E S18C  
 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.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.  
 And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is  
 lawfully seized in fee simple of the above granted premises, free from all encumbrances  
 except those of record and those apparent on the land, if any  
 as the date of this deed

and that  
 grantor will warrant and forever defend the 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 \$5000.00  
 of which the grantor has received the sum of \$5000.00 in full payment of the purchase price of the property described herein.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical  
 changes shall be made so that this deed shall apply equally to corporations and to individuals.

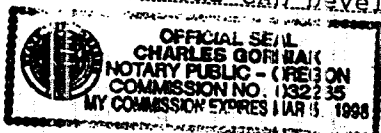
In Witness Whereof, the grantor has executed this instrument this 29 day of October, 1994;  
 if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person  
 duly authorized to do so by order of its board of directors.

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 31930.

STATE OF OREGON, County of Josephine ss.

This instrument was acknowledged before me on 2 Dec, 1994,  
 by KURT A. LOEFFLER

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,  
 by Kurt A. Loeffler  
 as owner and president  
 of ORE CAL Development Company



Charles Gornik  
 Notary Public for Oregon  
 My commission expires MAR 15, 1998

Kurt Loeffler and ORE CAL  
566 Bridge Lane

Wolf Creek, OR 97497

Grantor's Name and Address

Working Parts, Inc.

840 Rogue River Hwy., #187

Grants Pass, OR 97527

Grantee's Name and Address

Working Parts, Inc.

840 Rogue River Hwy., #187

Grants Pass, OR 97527

After recording return to (Name, Address, Zip):

Working Parts, Inc.

840 Rogue River Hwy., #187

Grants Pass, OR 97527

Until requested otherwise send all tax statements to (Name, Address, Zip):

Working Parts

840 Rogue River Hwy., #187

Grants Pass, OR 97527

SPACE RESERVED  
 FOR  
 RECORDER'S USE

STATE OF OREGON,  
 County of Klamath ss.

I certify that the within instrument  
 was received for record on the 5th day  
 of Dec, 1994, at  
11:29 o'clock A.M., and recorded in  
book/reel/volume No. M94 on page  
36993 and/or as fee/file/instru-  
ment/microfilm/reception No. 92039,  
 Record of Deeds of said County.

Witness my hand and seal of  
 County affixed.

Evelyn Biehn, County Clerk

By Pauline Mullins, Deputy.

Fee \$30.00

30 ck