

NA

604

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That A. G. LANDS, INC. an Oregon Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CRESSIDA INVESTMENTS, INC. an Oregon Corporationhereinafter 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:

PARCEL 1: BLOCK 1: LOTS 1 THRU 6
 PARCEL 2: BLOCK 2: LOTS 4 AND 5, LOTS 15 THRU 17
 BLOCK 7: LOTS 12 THRU 15
 BLOCK 8: LOTS 1 THRU 3 AND LOTS 5 THRU 14 AND THE EASTERLY
 25.9 FEET OF LOT 15

All in Lenox Addition to the City of Klamath Falls, according to the
 official plat thereof on file in the office of the County Clerk 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 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 \$ 1.00

Ⓢ However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). Ⓢ (The sentence between the symbols Ⓢ, if not applicable, should be deleted. See ORS 93.030.)

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 26 day of May, 1995;
 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.

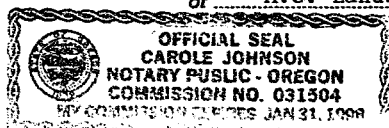
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

A. G. LANDS, Inc.
 by Donald Ragan Pres

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on _____, 19____,

by _____

This instrument was acknowledged before me on May 26, 1995,by Donald Raganas Presidentof A.G. Lands, Inc.

Carole Johnson
 Notary Public for Oregon
 My commission expires January 31, 1998

Grantor's Name and Address

Grantee's Name and Address

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

CRESSIDA INVESTMENTS INC
PO BOX 5182
KLAMATH FALLS, OR 97601

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

SAMESPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument
 was received for record on the 26th day
 of May, 1995, at
9:33 o'clock A.M., and recorded in
 book/reel/volume No. M95 on page
13945 and/or as fee/file/instru-
 ment/microfilm/reception No. 604,
 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, County Clerk

NAME Bernetha Letsch TITLE
 Deputy.

Fee \$30.00

30.00
50