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3115   07-21-95P03:43 RCVD   ATC #04043513   **Vol. M95 Page 19005**

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That The City of Klamath Falls, an Oregon municipal corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Klamath Community Development Corporation, an Oregon non-profit corporation

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:

The SE¼ NE¼ of Section 18, Township 38 South, Range 9 East of the Willamette Merridian, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-1800 TL 600

(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 ⓘHoweverxxhexxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxORSx93x030)

In construing this deed, where the context so requires, the singular includes the plural.

In Witness Whereof, the grantor has executed this instrument this .... day of ...., 19.95.

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.

City of Klamath Falls
By ....
Todd Kellstrom, Mayor

STATE OF OREGON, County of ~~Oregon~~ Klamath) ss.

This instrument was acknowledged before me on July 20, 19.95, by Todd Kellstrom, Mayor of the City of Klamath Falls, Oregon.

Judith A. Hurley
Notary Public for Oregon
My commission expires Jan 10, 1999

OFFICIAL SEAL
JUDITH A. HURLEY
NOTARY PUBLIC - OREGON
COMMISSION NO. 040632
MY COMMISSION EXPIRES JAN. 10 1999

City of Klamath Falls
500 Klamath Avenue
Klamath Falls, OR 97601
Grantor's Name and Address

Klamath Community Dev. Corp.
127 S. 6th Street
Klamath Falls, OR 97601
Grantee's Name and Address

After recording return to (Name, Address, Zip):
Klamath Community Dev. Corp.
127 S. 6th Street
Klamath Falls, OR 97601

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

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 21st day of July, 19.95., at 3:43 o'clock P M., and recorded in book/reel/volume No. M95 on page 19005 and/or as fee/file/instrument/microfilm/reception No. 3115, of the Deeds Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, CoClerk
NAME   TITLE
By ...., Deputy.

FEE:$30.00