

NA 5981

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

Terence Allen

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Evergreen Mountain Properties, LLC

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:

Lot 17, Block 22, Klamath Falls Forest Estates, Highway 66, Plat #1, according to the official plat thereof, on file in the office of the County Clerk, 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

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 \$ 500.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 8 day of Sept, 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.

Terence Allen

STATE OF OREGON, County of Queens

This instrument was acknowledged before me on 9/8, 1995

by This instrument was acknowledged before me on 9/8, 1995

by

as

of

Valerie Campbell  
NOTARY PUBLIC, State of New York  
No. 41-4824580  
Qualified in Queens County  
Commission Expires March 30, 1996

My commission expires

NOTARY PUBLIC, State of New York

No. 41-4824580

Qualified in Queens County

Commission Expires March 30, 1996

STATE OF OREGON, County of Klamath

ss.

I certify that the within instrument was received for record on the 12th day of Sept, 1995, at 11:43 o'clock A.M., and recorded in book/reel/volume No. M95 on page 24639 and/or as fee/file/instrument/microfilm/reception No. 5981 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk

NAME

TITLE

By Pauline M. Nuckolls Deputy.

SPACE RESERVED FOR RECORDER'S USE

FEE: \$30.00

Terence Allen  
98-25 Horace Harding Expwy, #6K  
Corona, NY 11368-4624

Grantor's Name and Address

Evergreen Mountain Properties, LLC  
P.O. Box 1376  
Klamath Falls, OR 97601

Grantee's Name and Address

After recording return to (Name, Address, Zip):  
Evergreen Mountain Properties, LLC  
P.O. Box 1376  
Klamath Falls, OR 97601

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

Evergreen Mountain Properties, LLC  
P.O. Box 1376  
Klamath Falls, OR 97601

\$30.00