

## WARRANTY DEED

EAST CASCADE PROPERTIES, INC., an Oregon Corporation,  
Grantor(s) hereby grant, bargain, sell and convey  
ISAC DOWNING and PATRICIA DOWNING, husband and wife,  
Grantee(s) and grantee's heirs, successors and assigns the following described  
real property, free of encumbrances except as specifically set forth herein in  
the County of KLAMATH and State of Oregon, to wit:

Lot 7 in Block 37 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT  
NO. 2, according to the official plat thereof on file in the office of  
the County Clerk of Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if  
any, as of the date of this deed and those shown below, if any:  
and the grantor will warrant and forever defend the said 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.

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.

The true and actual consideration for this conveyance is \$ 6,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 8756 TEAL DRIVE, BONANZA, OR 97623

Dated this 19th day of October, 1995

EAST CASCADE PROPERTIES, INC.

BY: Duane W. Smith PRESIDENT  
DUANE W. SMITH

STATE OF OREGON, County of Klamath ) ss.

This instrument was acknowledged before me on 10/19, 1995

by Duane W. Smith

as PRESIDENT

of EAST CASCADE PROPERTIES, INC an Oregon  
Pamela J. Spencer Corporation  
Notary Public of Oregon

My commission expires 8/16/96



Return to:  
ISAC DOWNING  
8756 TEAL DRIVE  
BONANZA, OR 97623

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 20th day  
of October A.D., 19 95 at 2:33 o'clock P M., and duly recorded in Vol. M95  
of Deeds on Page 28700

FEE \$30.00

By Bernetha G. Letsch, County Clerk  
Annette Mueller