

WARRANTY DEED

MTC 36773 DS

LLOYD BUTTON, TRUSTEE OF THE MABEL EGOLF LIVING TRUST DATED SEPTEMBER 10, 1994.,

Grantor(s) hereby grant, bargain, sell and convey

KO J.L. ECKERT,

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 5 in Block 48 of FOURTH ADDITION TO NIMROD RIVER PARK, 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 \$ 2,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 551 CERES ST. SUITE 38, LOS ANGELES, CA 90013

Dated this 29 day of NOV., 1995

THE MABEL EGOLF LIVING TRUST

BY: Lloyd Button TRUSTEE
LLOYD BUTTON

NOTARY ACKNOWLEDGEMENT

READ AND APPROVED AS TO
FORM AND CONTENT

STATE OF WashingtonCOUNTY OF KingSS. November 29th19 95

Personally appeared the above named Lloyd C. Button

and acknowledged the foregoing instrument to be his voluntary act.

Before me: Yvonne Lowrimore

Notary Public for Washington

My commission expires 6/1/97



STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Return to:

KO J.L. ECKERT
551 CERES ST. SUITE 38
LOS ANGELES, CA 90013

Mountain Title co

on this 6th day of Dec A.D. 19 95
at 3:57 o'clock P.M. and duly recorded
in Vol. M95 of Deeds Page 33396
Bernetha G. Letsch County Clerk

By Deborah M. Williams

Deputy.

Fee, \$30.00