

14710

WARRANTY DEED—STATUTORY FORM
INDIVIDUAL GRANTORVol. m96 Page **6915**

JACKIE JOAN GIFFORD

conveys and warrants to STAGE NIFTY ENTERPRISE, A TRUST DATED DECEMBER 7, 1995 Grantor,
WITH ROBERT KOZLOWSKI AND TIM MC GRATH, CO-TRUSTEESGrantee, the following described real property free of encumbrances
except as specifically set forth herein situated in KLAMATH County, Oregon, to-wit:SEE EXHIBIT "A" ATTACHED AND BY THIS REFERENCE MADE
A PART HEREOF.

36
MAR 14 P 1:21

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said property is free from encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and those apparent upon the land, and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true consideration for this conveyance is \$ to a trust (Here comply with the requirements of ORS 93.030)

Dated this 5th day of February, 1996

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.

Jackie Joan Gifford

STATE OF OREGON, County of _____) ss.

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

Notary Public for Oregon
My commission expires _____

WARRANTY DEED

GRANTOR

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

Jackie Gifford
3522 Fore + Lake
Acampo, CA 95220

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements
shall be sent to the following address:

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/tile/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of
County affixed.

NAME

TITLE

By _____ Deputy

EXHIBIT "A"

PARCEL 1:

A tract of land situated in the NE 1/4 NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 89 degrees 40' East a distance of 30.0 feet and North 1 degree 02' West a distance of 177.8 feet from the iron pin which marks the intersection of 4th Avenue and 4th Street of Altamont Acres which point of intersection is also the Southwest corner of the NE 1/4 of NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence North 89 degrees 40' East a distance of 490.0 feet to an iron pin; thence North 1 degree 02' West a distance of 88.9 feet to an iron pin; thence South 89 degrees 40' West a distance of 490.0 feet to an iron pin; thence South 1 degree 02' East a distance of 88.9 feet more or less to the point of beginning.

PARCEL 2:

A tract of land situated in the NE 1/4 NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 89 degrees 40' East a distance of 30.0 feet and North 1 degree 02' West a distance of 88.9 feet from the iron pin which marks the intersection of 4th Avenue and 4th Streets of Altamont Acres, which point of intersection is also the Southwest corner of the NE 1/4 of NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence North 89 degrees 40' East a distance of 490.0 feet to an iron pin; thence North 1 degree 02' West a distance of 88.9 feet to an iron pin; thence South 89 degrees 40' West a distance of 490.0 feet to an iron pin; thence South 1 degree 02' East a distance of 88.9 feet more or less to the point of beginning.

CODE 41 MAP 3909-10AA TL 1900

STATE OF CALIFORNIA

COUNTY OF SACRAMENTO

SS.

On FEBRUARY 5, 1996

before me,

CAROLYN CHANGARIS

NOTARY PUBLIC

JACKIE JOAN GIFFORD

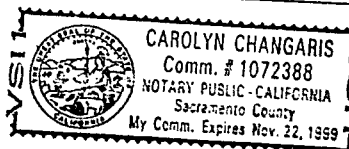
personally appeared

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he she/they executed the same in his her/their authorized capacity(ies), and that by his her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature

Carolyn Changaris



(Seal)

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request of

Jackie Gifford

of March

A.D., 19

96

at 1:21

o'clock

P

M.,

the 14th

day

of

Needs

on Page

6915

and duly recorded in Vol. M96

FEE \$40.00

By Bernetha G. Letsch, County Clerk

Bernetha G. Letsch