



STATE OF OREGON,
County of Klamath ss.
WARRANTY DEED

Filed for record at request of:

ATC #03044456

AFTER RECORDING RETURN TO:
REALVEST, INC.
HC15, BOX 495-C
HWY 152 CA6082
HANOVER, NM 88041

Aspen Title & Escrow
on this 23rd day of Oct. A.D., 19 96
at 3:09 o'clock P.M. and duly recorded
in Vol. M96 of Deeds Page 33571
Bernetha G. Letsch County Clerk
By Kathleen Rosa Deputy.

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

Fee, \$30.00

J & W INVESTMENT CORPORATION, an Oregon Corporation, hereinafter called GRANTOR(S), convey(s) to REALVEST, INC., a Nevada corporation hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 4, Block 81, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 4, in the County of Klamath, State of Oregon.

Code 36 Map 3711-14B0 TL 3200

"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 30.390."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and 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 and actual consideration for this transfer is \$3,500.00.

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

IN WITNESS WHEREOF, the grantor has executed this instrument this 8th day of October, 1996.

J & W INVESTMENT CORPORATION

BY: Joe McPherson TITLE: President

STATE OF OREGON, County of Linn ss.

On this 8th day of October, 1996.

Personally appeared the above named JOE ~~W~~ MC PHERSON and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Wm R. Thomas

Notary Public for Oregon

My Commission Expires: 11/15/1996

