

NA 53-007W05

27631

ATE 3533

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

BONNIE J. BRUNE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
REALVEST, INC., A NEVADA CORPORATION

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 \_\_\_\_\_ County, State of Oregon, described as follows, to-wit:

LOT 39, BLOCK 16, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66, PLAT 1

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 \$3500.00

~~However, the actual consideration consists of or includes other property or value given or received which is the whole or part of the consideration for this transfer, and the 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~~

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 4 day of September, 1996; 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 309.90.

BONNIE J. BRUNE

STATE OF OREGON, County of Gila

This instrument was acknowledged before me on September 4, 1996

by BONNIE J. BRUNE

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_

My commission expires



OFFICIAL SEAL  
BONNIE J. BRUNE  
Notary Public - State of Oregon  
My Commission Expires Feb. 4, 2000

BONNIE J. BRUNE

P O Box 25

Globe, Az 85502

Grantor's Name and Address

REALVEST, INC.

% PAULINE BROWNING

HC15, Box 495C

Hanover, NM 88041

After recording return to (Name, Address, Zip):

REALVEST, INC.

% PAULINE BROWNING

HC15, Box 495C

Hanover, NM 88041

If recording elsewhere send all tax statements to (Name, Address, Zip):

REALVEST, INC.

% PAULINE BROWNING

HC15, Box 495C

Hanover, NM 88041

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 1st day of November, 1996, at 11:19 o'clock A.M., and recorded in book/reel/volume No. 196 on page 34488 and/or as fee/file/instrument/microfilm/reception No. 27631, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, County Clerk

By Nathan Letts, Deputy.

Fee \$30.00

96 Nov. 11 AM 1:19