

After recording return to:

ROBERT LEE BROWN SR.325 FIQUEROAEUGENE, OR 97402

TITLE ORDER NO. K-49928 ✓

KEY ESCROW NO: 27-25401

Until a change is requested tax statements  
shall be sent to the following address:  
SAME AS ABOVE

TAX ACCT. NO: 140804  
MAP NO: 2310-36C-9500

WARRANTY DEED -- STATUTORY FORM  
(INDIVIDUAL or CORPORATION)

RICHARD L. HATCHER AND RUTH E. HATCHER, TRUSTEES OF THE 1991 HATCHER FAMILY  
REVOCABLE LIVING TRUST. Grantor,

conveys and warrants to:

ROBERT LEE BROWN SR. and BUELAH ARLENE BROWN, husband and wife, Grantee,

the following described real property free of encumbrances except as  
specifically set forth herein:

LOT 15 IN BLOCK 6 OF SUNFOREST ESTATES, TRACT 1060, ACCORDING TO THE  
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF  
KLAMATH COUNTY, OREGON

SUBJECT TO:

1. TRANSMISSION LINE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, GIVEN BY ESTELLE BERRY, AKA ESTELLE M. BERRY, A WIDOW, TO THE UNITED STATES OF AMERICA, DATED SEPTEMBER 13, 1951, RECORDED OCTOBER 9, 1951, IN VOLUME 250 PAGE 282, DEED RECORDS OF KLAMATH COUNTY, OREGON.
2. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, GIVEN BY JACK C. ECOFF TO UNITED STATES OF AMERICA, DATED JUNE 12, 1972, RECORDED JUNE 30, 1972, IN VOLUME M72 PAGE 7124, DEED RECORDS OF KLAMATH COUNTY, OREGON.
3. RESERVATIONS AND RESTRICTIONS IN DEDICATION AND ON THE PLAT OF SUN FOREST ESTATES, TRACT 1060.
4. ARTICLES OF ASSOCIATION OF SUN FOREST ESTATES PROPERTY OWNERS, INCLUDING THE TERMS AND PROVISIONS THEREOF, DATED SEPTEMBER 7, 1972, RECORDED SEPTEMBER 10, 1972, IN VOLUME M72 PAGE 10581, DEED RECORDS OF KLAMATH COUNTY, OREGON.
5. BUILDING AND USE RESTRICTIONS FOR SUN FOREST ESTATES, DATED MAY 8, 1972, RECORDED SEPTEMBER 10, 1972, IN VOLUME M72 PAGE 10585, DEED RECORDS OF KLAMATH COUNTY, OREGON.

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.

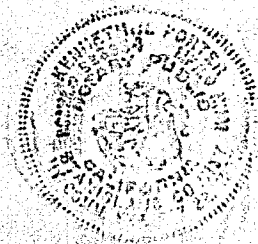
The true consideration for this conveyance is \$5,000.00. However, if the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the/the whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of Directors

Dated this 11<sup>th</sup> day of Nov, 1996.

GRANTOR(S):

Richard L. Hatcher Trustee  
RICHARD L. HATCHER, TRUSTEE



96 NOV -8 AM 10:28

Ruth E. Hatcher Trustee  
RUTH E. HATCHER, TRUSTEE

STATE OF OREGON, County of \_\_\_\_\_ ss.

This instrument was acknowledged before me on \_\_\_\_\_, 1996,  
by RICHARD L. HATCHER, TRUSTEE and RUTH E. HATCHER, TRUSTEE

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

No. 5907

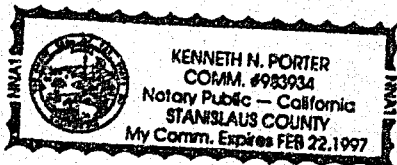
State of CALIFORNIA

County of STANISLAUS

On NOV 1, 1996 before me, KENNETH N. PORTER NOTARY PUBLIC  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared RICHARD L. HATCHER + RUTH E. HATCHER  
NAME(S) OF SIGNER(S)

☐ 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.

Kenneth N. Porter  
SIGNATURE OF NOTARY

## OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

### CAPACITY CLAIMED BY SIGNER

☒ INDIVIDUAL  
☐ CORPORATE OFFICER

TITLE(S)

☐ PARTNER(S) ☐ LIMITED  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
NAME OF PERSON(S) OR ENTITY(IES)

### DESCRIPTION OF ATTACHED DOCUMENT

WARRANTY DEED  
TITLE OR TYPE OF DOCUMENT

(2) TWO  
NUMBER OF PAGES

NOV 1 1996  
DATE OF DOCUMENT

NONE  
SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 8th day  
of November A.D., 1996 at 10:28 o'clock A.M., and duly recorded in Vol. M96  
of Deeds on Page 35333

FEE \$35.00

Bernetha G. Letsch, County Clerk  
By Kathleen Ross