

NS

40060

Vol. 1997 Page 19944

REALVEST, INC.

H.C.15, Box 495-C & P. Browning
Hanover, N M 88041

Grantor's Name and Address

Ms Mary Lou Macomber

P O Box 51

Bonanza, OR 97623-0061

Grantee's Name and Address

Ms Mary Lou Macomber

P O Box 51

Bonanza, OR 97623-0061

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 26th day of June, 1997, at 10:41 o'clock A.M., and recorded in book/reel/volume No. M97 on page 19944 and/or as fee/file/instrument/microfilm/reception No. 40060, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

By Kathleen Row, Deputy.

\$30.00

ATE 971827

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that
REALVEST, INC. A NEVADA CORPORATION

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by
Mary Lou Macomber

hereinafter called 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 KLAMATH County, State of Oregon, described as follows, to-wit:

LOT 21, BLOCK 121, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66, PLAT 4
LOT 22, BLOCK 121, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66, PLAT 4
LOT 23, BLOCK 121, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66, PLAT 4
KLAMATH COUNTY, OREGON

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto 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 except (if no exceptions, so state):

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 \$ 18000.00 ~~however, the actual consideration consists of or includes other property of value given or promised which is a part of the total consideration.~~ (The sentence between the symbols ~~©~~, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical 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 17 day of June, 1997, if grantor is a corporation, 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 30.930.

William V. Tropp, President

CALIFORNIA
STATE OF OREGON, County of ORANGE) ss.

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

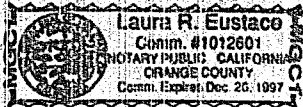
by _____,

This instrument was acknowledged before me on 6-17-97, 19____,

by William V. Tropp

as President

of Realvest, Inc.



Laura R. Eustaco
Notary Public for California

My commission expires 12-26-97