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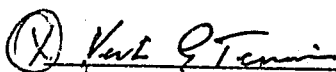
98 SEP 11 P3:26

MTC 45835-KR
WARRANTY DEEDVol. m98 Page 33659

VICTOR G. TIMAR,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
J-SPEAR RANCH CO., an Oregon Corporation,Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:SW1/4 of the NW1/4 of the SE1/4 of Section 34, Township 32 South, Range
7 East of the Willamette Meridian, Klamath County, Oregon.SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said 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.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 and actual consideration for this conveyance is \$ 6,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: P.O. BOX 257, KLAMATH FALLS, OR 97601Dated this 10th day of September, 1998.
VICTOR G. TIMAR* STATE OF CaliforniaCOUNTY OF VenturaSS. September 10 1998Personally appeared the above named Victor G. Timar

and acknowledged the foregoing instrument to be _____ voluntary act.

See attached Calif
all Purpose Act. MCD

Before me:

Notary Public for _____

My commission expires _____

(seal)

ESCROW NO. MT45835-KR

Return to:

J-SPEAR RANCH CO.

P.O. BOX 257

KLAMATH FALLS, OR 97601

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

33660

No. 5907

State of California

County of Ventura

On September 10, 1998 before me, Michelle L. Henson Notary Public

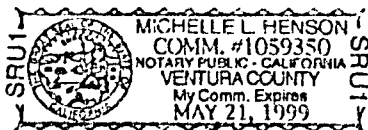
DATE

NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Victor G. Timar

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.

Michelle L. Henson
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

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title the 11th day of September A.D., 19 98 at 3:26 o'clock P M., and duly recorded in Vol. M98 of Deeds on Page 33659.

FEE \$35.00

Bernetha G. Letsch, County Clerk
By Pauline Miller