

EL

REALVEST, INC.  
HC71, Box 495C % P. Browning  
Hanover, NM 88041  
Mr & Mrs Floyd W. Copfer  
25396 Las Palomas Drive  
Morena Valley, CA 92557-2856

## Grantee's Name and Address

After recording, return to (Name, Address, Zip):  
Mr & Mrs Floyd W. Copfer  
25396 Las Palomas Drive  
Morena Valley, CA 92557-2856

Until requested otherwise, send all tax statements to (Name, Address, Zip):  
Mr & Mrs Floyd W. Copfer

25396 Las Palomas Drive  
Morena Valley, CA 92557-2856

SPACE RESERVED  
FOR  
RECORDED'S USE

State of Oregon, County of Klamath  
Recorded 09/09/2002 11:10 a.m.

Vol M02, Pg 50896  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

eputy.

## 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  
Floyd W. Copfer & Christina M. Copfer, Jointly With Rights Of Survivorship  
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 03, BLOCK 13, SPRAGUE RIVER VALLEY ACRES

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 \$ 6000.00. However, the XACQUES D. COOPER, JR. and his wife, Linda Smith, Copfer, jointly with rights of survivorship, are the sole owners of the property, which is the whole of the property indicated above, and the above amount is the full consideration.

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 on 8-20-02; 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 FEED 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.

STATE OF OREGON, County of Orange ss.

This instrument was acknowledged before me on 8-20-02,

by

This instrument was acknowledged before me on 8-20-02,

by

as

of

Brandon Tatum  
COMM. 1233600  
NOTARY PUBLIC - CALIFORNIA  
ORANGE COUNTY  
My Term Exp. Aug. 31, 2003



Brandon Tatum  
Notary Public for Oregon CA  
My commission expires Aug. 31, 2003