

04 JUN 14 PM 10:52

EA NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS

Vol M04 Page 37949

RICHARD A. MORANDI
635 Highlander Dr.
Riverside, Ca. 92507-3035

Grantor's Name and Address
RVI PROPERTIES, INC
c/o Pauline Browning
HC71, Box 495C
Hanover, NM 88041

Ind Address
~~RVI PROPERTIES, INC~~
c/o Pauline Browning
HC71, Box 495C
Hanover, NM 88041

Until requested otherwise, send all tax statements to (Name, Address, Zip):

RVI PROPERTIES, INC
c/o Pauline Browning
HC71, Box 495C
Hanover, NM 88041

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 06/14/2004 10:52 a.m.
Vol M04 Pg 37949
Linda Smith, County Clerk
Fee \$ 21⁰⁰ # of Pgs 1

Aspen 05404

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that RICHARD A MORANDI AND FRANCES A MORANDI TRUSTEES OF THE
R.A. AND F.A. MORANDI REVOCABLE TRUST, DATED 10/12/87

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by
RVI PROPERTIES, INC A NEVADA CORPORATION

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

LOT 10, BLOCK 15, TRACT 1010, FERGUSON MOUNTAIN PINES, 1ST ADDITION

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 \$ 1500.00 ~~XXXXXXXXXX~~
However, the
actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate
which) 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 on _____; 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 REGU-
LATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-
PRIATE 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.

Richard A. Morandi

RICHARD A. MORANDI AS INDIVIDUAL & TRUST

Frances A. Morandi

FRANCES A. MORANDI as individual & trust

STATE OF California, County of RIVERSIDE ss.

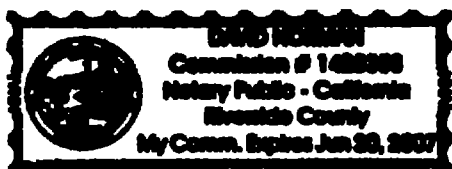
This instrument was acknowledged before me on 07 June 2004
by Frances Morandi and Richard Morandi

This instrument was acknowledged before me on _____

by _____

as _____

of _____



David J. Brown
Notary Public for ~~Oregon~~ CALIFORNIA,
My commission expires 20 June 2007

217