FORM No. 633--WARRANTY DEED (Individual or Corporate) K - 33357 **87239** WARRANTY DEED KNOW ALL MEN BY THESE PRESENTS, That... M80 Page 13636 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RONALD C. WEGENER & SHERRY R. WEGENER, husband and wife hereinafter called AUDREY M. YOUNG, formerly Audrey M. Bixler the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-A parcel of land situated in the SW4NW4 of Section 10, Township 39 South, Range 10, E. W. M., more particularly described as follows: Beginning at a 5/8" iron pin marking the Southeast corner of said SWANWA; thence N 00°10'53" W along the East line of said SWANWA, a distance of 641.07 feet to the Southeast corner of parcel conveyed to Stephen F. Pope by Deed recorded in Vol. M-80, page 7185, records of Klamath County, Oregon; thence N 89053' W, a distance of 251.74 feet (283.62 by Deed reference) to the Southwest corner of said parcel; thence N  $00^{\circ}07'$  E, a distance of 59.52 feet to the Southeast corner of parcel described in instrument recorded in-Vol. M-76, page 15480; thence N 89°53' W, a distance of 705.64 feet to a 5/8" iron pin; thence S 00°10'53" E, a distance of 694.7 feet to a 5/8" iron pin on the South Line of said SWANN"; (description (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) (description continued on reverse) To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said 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 + प्रकृति हे 83621, 40, होवायेले व्याप हेर्नुहो 17, तो हे प्रारक्षिण्या का Lagal description conduction the treation divisity 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. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$.140,000.00 <sup>(1)</sup>However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the Consideration (indicate which). (The sentence between the symbols O, it not applicable, should be deleted. See ORS 93.030.) In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals. if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by Audrey M. Young (If executed by a corporation, affix corporate seal) n. young STATE OF OREGON, County, of Klamath }ss. STATE OF OREGON, County of. Personally appeared . who, being duly sworn, each for himself and not one for the other, did say that the former is the Audrey-M. Young president and that the latter is the 5.5 .....secretary of ..... to be her voluntary act and ded. and that the seal allixed to the foregoing instrument is the corporation, of said corporation and that said instrument was signed and sealed in be-half of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. ON S 3 1 Betore Bre. 0 (OFFICIAL SEAL) Notary Public for Oregon (OFFICIAL SEAL) My commission expires: Notary Public for Oregon 6. 62 My commission expires: Audrey M. Young 6264 Juniper Way STATE OF OREGON, Klamath Falls, Oregon 97601 GRANTOR'S NAME AND ADDRESS Ronald C. and Sherry R. Wegner County of ..... I certify that the within instrument was received for record on the GRANTEE'S NAME AND ADDRESS After recording return to: at ..... SPACE RESERVED in book/reel/volume No.....on Ronald C and Sherry R. Wegher FOR page......or as document/tee/tile/ instrument/microfilm No....... RECORDER'S USE Record of Deeds of said county. Until a change is requested all tax statements shall be sent to the following Witness my hand and seal of Ronald C. County affixed. and Sherry R. Wedner TITLE NAME NAME. DDRESS, ZIP By .....Deputy

WARSPIRED DEED

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