

OA

WARRANTY DEED

44531

KNOW ALL MEN BY THESE PRESENTS, That Kenneth W. Egbert and Marqo L. Egbert (Father and Daughter) hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Arthur and Sharon Harris (Husband and Wife) 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit: NW 1/4, NE 1/4, NE 1/4 of section 16, Township 41 South, Range 7 East, W 1/2 Klamath County, Oregon. 10 Acres M.L.

Reserving therefrom a non exclusive easement of thirty feet along all boundries for public highway use in common with others.

This land was sold on a Land Contract on December 1, 1971. Paid in full on November 01, 1984. Book #101

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE

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

and that 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 \$ 3,590.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols // if not applicable, should be deleted. See ORS 93.040.)

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.

In Witness Whereof, the grantor has executed this instrument this 26 day of December, 1984 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Kenneth W. Egbert By
Nona S. Egbert ATTORNEY
Marqo S. Egbert

STATE OF OREGON,) ss.

County of Klamath)
December 31, 1984

Personally appeared the above named

Nona L. Egbert and
Marqo L. Egbert

and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME:

(OFFICIAL SEAL)

B L

Notary Public for Oregon

My commission expires: 12-29-85

STATE OF OREGON, County of) ss.
19

Personally appeared

who, being duly sworn,

each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

Kenneth W. Egbert and Marqo L. Egbert.

P.O. Box 534 Dorris, Ca. 96023

GRANTOR'S NAME AND ADDRESS

Arthur F. and Sharon Harris
12072 Celine Street
El Monte, Ca. 91732

GRANTEE'S NAME AND ADDRESS

After recording return to:

Arthur F. and Sharon L. Harris
12072 Celine Street
El Monte, Ca. 91732

NAME, ADDRESS, ZIP

Until a change is requested all fax statements shall be sent to the following address:

Arthur F. and Sharon Harris
12072 Celine Street
El Monte, Ca. 91732

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Klamath)

I certify that the within instrument was received for record on the 31 day of Dec, 1984, at 11:48 o'clock A.M., and recorded in book/reel/volume No. M 84 on page 21723 as fee/instrument/microfilm reception No. 44531, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn

Fee 5.00

By Evelyn Biehn Deputy