

55337

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That WILLIAM R. WYNN and BERNICE M. WYNN,
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
CAROLYN SUE KINNEY

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:

Beginning at the most Southerly corner of Lot 9, Block 20, INDUSTRIAL ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon; thence Northeasterly at right angles to Martin Street, 50 feet; thence Northwesterly parallel with the Northeasterly line of Martin Street, 50 feet; thence Southwesterly at right angles to Martin Street, 50 feet; thence Southeasterly along the Northeasterly line of Block 20, of INDUSTRIAL ADDITION.

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.

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 except those apparent upon the land as of the date of this conveyance.

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 \$
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 ①, if 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.

In Witness Whereof, the grantor has executed this instrument this _____ day of November, 19 85; 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.

William R. Wynn
William R. Wynn 11-12-85

Bernice M. Wynn
Bernice M. Wynn 11-12-85

STATE OF OREGON,
County of Klamath } ss.
November 12, 19 85

Personally appeared the above named
William R. Wynn & Bernice M. Wynn

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

Before me,
[Signature]
Notary Public for Oregon
My commission expires: 3-10-87

Personally appeared _____, and
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 _____

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:
Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 13th day of November, 19 85, at 2:52 o'clock P. M., and recorded in book/reel/volume No. M85 on page 18388 or as fee/file/instrument/microfilm/reception No. 55337, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By [Signature] Deputy

Fee: \$5.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Bill Wynn
4917
KFO
97603
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

Chk 5.00