

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That KENNETH RAY HENSON and YVONNE JOANNA HENSON, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JERRY P. POMPA and BARBARA J. ODEGARD, 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:

A parcel of land situated in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 36, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:
Beginning at a point located North 00° 16' West a distance of 17.79 feet from the Northeast corner of "FIRST ADDITION TO MOYINA;" thence North 00° 16' West a distance of 65.53 feet to the true point of beginning of this description; thence North 00° 16' West a distance of 90.0 feet; thence North 89° 44' East a distance of 120.00 feet; thence South 00° 16' East a distance of 90.0 feet; thence South 89° 44' West a distance of 120.0 feet to the true point of beginning.

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 of record and apparent upon the land, if any, as of the date of this deed,

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 \$ 50,000.00.
~~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 @, 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 26 day of January, 1987; 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 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.

STATE OF OREGON,
County of Klamath } ss.
January 26, 1987

Personally appeared the above named
Kenneth Ray Hensen & Yvonne Joanna Hensen

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

Before me:
Notary Public for Oregon
My commission expires: July 8, 1987

Kenneth Ray Hensen & Yvonne Joanna Hensen
13321 78th Place, N.E.
Kirkland, WA 98034

GRANTOR'S NAME AND ADDRESS
Jerry P. Pompa & Barbara J. Odegard
927 McClellan Dr.
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

GRANTEE

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

Kenneth Ray Hensen
Yvonne Joanna Hensen
STATE OF OREGON, County of _____, 19____ ss.
Personally appeared _____ and _____ 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, of said corporation and that said instrument is the corporate seal 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.

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 30th day of January, 1987 at 10:32 o'clock AM, and recorded in book/reel/volume No. M87 on page 1538 or as fee/file/instrument/microfilm/reception No. 70917, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evalyn Biehn, County Clerk..

By Am Smith Deputy

Fee: \$10.00