

OK

WARRANTY DEED

Vol. 188 Page 2231

84421

KNOW ALL MEN BY THESE PRESENTS, That

ROSETTA I. LEE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN WAYNE GLENN AND DAVID TROY GLENN, with full rights of survivorship, hereinafter called 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:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

(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

Subject to easements and rights of way record and apparent on the land.

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 \$ 10,000.00

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 93.030.)

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 16th day of February, 1988; 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.

ROSETTA I. LEE

Rosetta I. Lee

STATE OF OREGON,

County of Klamath } ss.
February 16, 1988

Personally appeared the above named

Rosetta I. Lee

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

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 6-21-88

STATE OF OREGON, County of _____) ss.

Personally appeared _____, 19____, 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, 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)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

John Glenn & David Glenn
215 Pelican Ave.
Klamath Falls, Ore. 97601
NAME, ADDRESS, ZIP

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

John Glenn & David Glenn
215 Pelican Ave.
Klamath Falls, Ore. 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____,

at _____ o'clock _____ M., and recorded in book/file/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

SPACE RESERVED FOR RECORDER'S USE

EXHIBIT A

2232

K-40360

DESCRIPTION OF PROPERTY

The following described real property situated in Klamath County, Oregon:

All that portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 20, Township 38 South, Range 9 E.W.M., more particularly described as follows: Beginning at a point 1332 feet North and 493 feet East of the section corner common to Sections 19, 20, 29 and 30 said Township and Range; running thence East at right angles to the section line 125 feet; thence South parallel with the section line 100 feet; thence West at right angles to the section line 50 feet; thence North parallel to said section line 20 feet; thence West at right angles to said section line 75 feet; thence North parallel to said section line 80 feet to the point of beginning.

SAVING AND EXCEPTING that portion of said property conveyed to Oregon State Highway Commission by Deed Volume 284 page 177.

ALSO, Beginning at a point 1132 feet North and 493 feet East of the corner common to Sections 19, 20, 29 and 30 T. 38 S., R., 9 E.W.M; thence East 100 feet; thence North 80 feet; thence West 100 feet; thence South 80 feet to the point of beginning, being a part of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 20, Township 38 South, Range 9 East of the Willamette Meridian.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 16th day
of February A.D., 19 88 at 4:47 o'clock P M., and duly recorded in Vol. M88,
of Deeds on Page 2231.
Evelyn Biehn, County Clerk
By P. Am Smith

FEE \$15.00