

93976

MTK-205591P

WARRANTY DEED

MOUNTAIN TITLE COMPANY

Vol. m88 Page 19458

wife

KNOW ALL MEN BY THESE PRESENTS, That

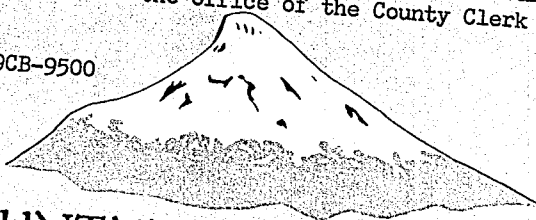
GARY L. GRAY & NORMA L. GRAY, husband and

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WALTER I. NELSON & JOAN E. NELSON, 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:

Lot 7, Block 93, BUENA VISTA 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.

Tax Account No. 3809-29CB-9500



MOUNTAIN TITLE COMPANY

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

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 \$ 64,000.00

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 17th day of November, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

11-17, 1988

Personally appeared the above named Gary L. Gray & Norma L. Gray

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

Notary Public for Oregon
My commission expires: 8-16-92

Gary L. Gray & Norma L. Gray

PO Box 276375
San Antonio TX 78227-6375

GRANTOR'S NAME AND ADDRESS
Walter I. Nelson & Joan E. Nelson

324 Donald
Klamath Falls OR 97601

After recording return to:

grantee

NAME, ADDRESS, ZIP

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

grantee

NAME, ADDRESS, ZIP

Gary L. Gray

Norma L. Gray

STATE OF OREGON, County of

ss.

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)

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 17th day of Nov., 1988, at 2:06 o'clock P.M., and recorded in book M88 on page 19458 or as file/reel number 93976

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mullens Deputy

Fee \$8.00

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