

94343

MOUNTAIN TITLE COMPANY

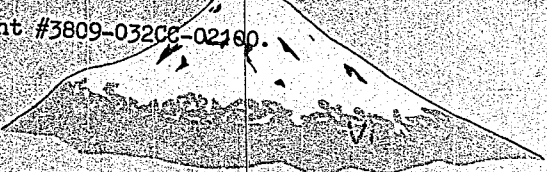
WARRANTY DEED

Vol. m88 Page 20126

KNOW ALL MEN BY THESE PRESENTS, That
 JOHN M. EDWARDS and DORENE R. EDWARDS, husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 DAVID L. SMITH and BESSIE P. SMITH, 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The Northerly 40 feet of the East 1/2 of Lot 11, Block 7, LAKESIDE 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.

Klamath County Tax Account #3809-03200-02160.



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
 all those of record and those 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 \$13,999.00

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 29th 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)

John M. Edwards
 JOHN M. EDWARDS

Dorene R. Edwards
 DORENE R. EDWARDS

STATE OF OREGON
 County of Klamath } ss.
 November 29, 1988

Personally appeared the above named
 JOHN M. EDWARDS and DORENE R. EDWARDS

and acknowledged the foregoing instru-
 ment to be their voluntary act and deed.

(OFFICIAL
 SEAL)

Christie L. Seld
 Notary Public for Oregon

My commission expires: 11/16/91

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 _____

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 be-
 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.

(OFFICIAL
 SEAL)

Notary Public for Oregon
 My commission expires:

JOHN M. EDWARDS and DORENE R. EDWARDS
 2830 Pine Grove Road
 Klamath Falls, OR 97603

DAVID L. SMITH and BESSIE P. SMITH
 P.O. Box 5168
 Klamath Falls, OR 97601

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,
 County of Klamath } ss.

I certify that the within instru-
 ment was received for record on the
 29th day of Nov., 1988,
 at 11:17 o'clock A.M., and recorded
 in book M88 on page 20126 or as
 file/reel number 94343

Record of Deeds of said county.
 Witness my hand and seal of
 County affixed.

Evelyn Biehn, County Clerk
 Recording Officer
 By Pauline Mullendorff Deputy

Fee \$8.00