

95689

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that I, MERLE DONEY, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARGARET E. JOHNSON, 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 \_\_\_\_\_ and State of Oregon, described as follows, to-wit:

Lot 13, Block 5, LATKOMIE SHORES, Klamath County, State of Oregon.

Oregon.

Subject to: Taxes due and payable to Klamath County, Oregon for the years 1981 and 1979; Any and all dues, payments, assessments and penalties which may be due to the LATKOMIE BEACH CLUB.

(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  
except upon the land.

except those of record and those apparent upon the land. and that  
+++ I will defend the said premises and every part and parcel thereof against the lawful claims  
of all persons claiming under the above described encumbrances.

grantor will warrant and forever defend the said premises and every part and parcel thereof, together with the rights and interests therein, against the claims, demands and suits of all persons whomsoever, except those claiming under the above described encumbrances. The actual consideration paid for this transfer, stated in terms of dollars, is \$ 4,000.00 . . . . .

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$100,000.00.

©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.)

part of the consideration (indicate which). (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

to the constraining this deed and where the context so requires, the singular includes the plural and all grammatical persons equally to corporations and to individuals.

In Witness Whereof, the grantor 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 IN THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Patrick Paul Doney

Analee Merle Doney

OR California Orange ) ss.  
STATE OF OREGON, County of Orange  
November 30 1988 J. M. L. Money

November 30, 1988  
Personally appeared Robert Paul Boney and  
Analee Miller Boney 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 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.

(OFFICIAL

**Before me:**

Before me:  
Millie C. Damschroder  
 Justice of the Peace

Notary Public for Oregon

My commission expires: 2/15/92

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON, Oregon  
County of Clatsop  
November 30, 1989

Personally appeared the above named  
Patrick Paul Conny and  
Marie Merle Conny  
and acknowledged the foregoing instru-  
ment to be ..... voluntary act and deed.

*Before me:*

Miller C. Sampson

My commission expires: 2/15/92

Patrick P. & Analee M. Doney  
P. O. Box 2867  
Fullerton, CA 92633

Margaret E. Johnson  
P. O. Box 3692  
Sunriver, OR 97707  
GRANTEE'S NAME AND ADDRESS

**After recording return to:**

Margaret E. Johnson  
P. O. Box 3692  
Sunriver, OR 97707  
NAME, ADDRESS, ZIP

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

Until a change is requested

Margaret E. Johnson  
P. O. Box 3692  
Sunriver, OR 97707

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of .....Klamath

I certify that the within instrument was received for record on the 5th day of Jan., 1989, at 2:41 o'clock PM., and recorded in book/reel/volume No. M89 on page 268 or as fee/file/instrument/microfilm/reception No. 95689, Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk	
NAME	TITLE

By Quilley M. McLeod Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

Fee \$8.00