

OK

96410

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Lloyd E Kircher

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

David L. Kircher

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:

Beginning at the iron pin which marks the Southeast corner of lot 12 in block 7 of LAKESIDE ADDITION TO KLAMATH FALLS, in the County of Klamath, State of Oregon, and running thence North along the West line of Lewis Street, a distance of 80 feet to a point; thence West a distance of 45 feet to a point; thence South parallel to the West line of Lewis Street a distance of 80 feet to a point on the South line of lot 12; thence East along the South line of Lot 12 a distance of 45 feet, more or less, to the point of beginning; said tract being portions of Lot 11 and Lot 12 in Block 7 of LAKESIDE ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Mailing address 216 Lewis.

(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

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 \$ 22,000.00

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 19th day of December, 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.

*Lloyd E. Kircher*  
*David L. Kircher*

STATE OF OREGON,

County of Klamath } ss.  
December 19, 1988

Personally appeared the above named Lloyd E. Kircher & David L. Kircher

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

Before me, Diana L. Steele  
Notary Public for Oregon  
My commission expires: 10:14:90

(OFFICIAL SEAL)

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

\_\_\_\_\_, 19\_\_\_\_.

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, 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)

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

DAVID L. KIRCHER  
BOX 25E H.C. 34  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 25th day of Jan., 1989, at 10:18 o'clock AM., and recorded in book/reel/volume No. M89 on page 1441 or as fee/file/instrument/microfilm/reception No. 96410 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

Diana L. Steele, Deputy

Fee \$8.00

2.00