

OK

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WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That HERBERT MENOLD

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MELVIN L. STEWART AND MARY LOU STEWART, husband and wife, 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:

An undivided 1/2 interest in the following described property:

PARCEL 1: The SW $\frac{1}{4}$ NW $\frac{1}{4}$ and the W $\frac{1}{2}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 36, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, EXCEPT that portion deeded to Gas Company by Volume 353 at Page 145, Deed Records.

PARCEL 2: The E $\frac{1}{2}$ NE $\frac{1}{4}$ Section 35, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, EXCEPTING THEREFROM that portion lying within the Plat of North Hills.

(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 \$Equitable Exchange. 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 5th day of May, 1989; 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.

see signature below

STATE OF ~~OREGON~~ CALIFORNIA } ss.
County of LOS ANGELES }
May 5, 1989.

Personally appeared the above named
* * HERBERT K. MENOLD * * * *

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

Before me:

Notary Public for Oregon

My commission expires: 02/09/90

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 _____

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)

Herbert R. Menold
1011 Bonnie Doone Tr.
Corona Del Mar, Calif 92625
GRANTOR'S NAME AND ADDRESS

Melvin L. & Mary Lou Stewart
1763 Washburn Way
Klamath Falls, OR 97603
GRANTEE'S NAME AND ADDRESS

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

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath }

I certify that the within instrument was received for record on the 15th day of May, 1989 at 3:38 o'clock PM., and recorded in book/reel/volume No. M89 on page 8357 or as fee/file/instrument/microfilm/reception No. 188, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By R. A. Biehn Multnomah Deputy

Fee \$8.00

MAY 15 PM 3 30

OFFICIAL SEAL

NANCY LAUGHNER

NOTARY PUBLIC - CALIFORNIA

Principal Office in Los Angeles County

My Commission Expires to Feb. 1990

