

2257

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

LEE R. BROWN &amp; ELLEN J. BROWN,

as tenants by the entirety,  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LEWIS J. ERICKSON  
 & LINDA J. ERICKSON, as tenants by the entirety, hereinafter called  
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and  
 assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or apper-  
 taining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 9, Block 29, FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat  
 hereof on file in the office of the County Clerk of Klamath County, Oregon.

ax Account No 4008 006BC 00000

"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 and the above granted premises, free from all encumbrances except covenants,  
 conditions, restrictions, easements, those of record and apparent to the land as of the  
 date of this deed.

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 \$ 65,900.00

However, the actual consideration consists of or other title or property or value given or promised which is the whole  
 of the consideration indicated which. (The seal here between the symbols, if not applicable, should be deleted.)

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 29 day of June, 19 89;  
 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.

Lee R. Brown

Ellen J. Brown

STATE OF OREGON,  
 County of Klamath ss.  
 June 29, 19 89

STATE OF OREGON, County of ss.  
 , 19 .

Personally appeared and

Personally appeared the above named  
 Lee R. Brown & Ellen J. Brown

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

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:

(OFFICIAL  
 SEAL)

(OFFICIAL SEAL) Notary Public for Oregon  
 My commission expires, 1-6-92

Notary Public for Oregon  
 My commission expires:

Brown

P.O. Box 417  
 Reno, OR 97627  
 GRANTOR'S NAME AND ADDRESS

Erickson  
 1437 Greening P.O. Box 146  
 Keno, OR 97628  
 GRANTEE'S NAME AND ADDRESS

Erickson  
 above address

NAME, ADDRESS, ZIP

Erickson  
 above address

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath  
 I certify that the within instrument was  
 received for record on the 3rd  
 day of July, 1989,  
 at 3:44 o'clock P.M., and recorded  
 in book M89 on page 12057 or as  
 file/reel number 2257

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

Evelyn Biehn, County Clerk  
 Recording Officer  
 B. Pauline Muckelbauer Deputy

Fee \$8.00