

3691

WARRANTY DEED

Vol. m89 Page 14764

MTC-21746K
KNOW ALL MEN BY THESE PRESENTS, That Estate of Harry R. Waggoner

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Gary R. Johnson Trustee of the Gary Johnson Trust, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 6,7,8,9,10,11,12,13 and 14, Block 43, BUENA VISTA 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

Account # 3809 030AB, 03500

"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."

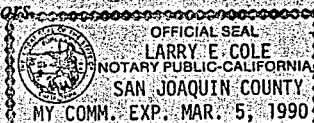
To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except 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 \$ 1,750.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 31st day of July, 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.



CALIFORNIA
STATE OF OREGON,
County of SAN JOAQUIN ss.
JULY 31, 1989

Personally appeared the above named
DONALD R. WAGGONER

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

Before me, [Signature]
(OFFICIAL SEAL) Notary Public for Oregon CALIFORNIA
My commission expires: 3-5-90

Estate of Harry R. Waggoner
c/o DICK FAIRBANKS, ATTORNEY
280 MAIN ST, KFO 97601
GRANTOR'S NAME AND ADDRESS

Gary Johnson Trustee
P.O. Box 727
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee

NAME, ADDRESS, ZIP

If a change is requested all tax statements shall be sent to the following address:

Grantee

NAME, ADDRESS, ZIP

Personal Representative of the
Estate of Harry R. Waggoner

CALIFORNIA
STATE OF OREGON, County of SAN JOAQUIN ss.
JULY 31, 1989

Personally appeared DONALD R. WAGGONER and

who, being duly sworn, each for himself and not one for the other, did say that the former is the PERSONAL REP OF THE president and that the latter is the SECRETARY of

ESTATE OF HARRY R. WAGGONER, 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: (OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

STATE OF OREGON, ss.

County of _____
I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

By _____ Recording Officer
Depury

14765

STATE OF OREGON

County of Curry

ss.

On this 7th day of August, 1989, personally appeared the above named

and acknowledged the

foregoing instrument to be -her- voluntary act and deed.

(Official Seal)

My Commission expires: 4-8-91

Before me:

Notary Public for Oregon

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 9th day
of Aug. A.D. 19 89 at 2:52 o'clock P.M., and duly recorded in Vol. M89
of Deeds on Page 14764

Evelyn Biehn County Clerk

By Debra L. Michels

FEE \$13.00