

8036

WARRANTY DEED

Vol. 22319 Page 22319KNOW ALL MEN BY THESE PRESENTS, That JEFFREY M. BRANT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES R. PRYOR, 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:

The N $\frac{1}{2}$  NE $\frac{1}{4}$  of Section 23, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon. TOGETHER WITH an easement described in instrument recorded in Volume M71, page 635, Microfilm Records of Klamath County, Oregon.

Tax Account No. 3610-2300-100

"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 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 \$ 20,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (make an entry). (The sentence 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 17th day of November, 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.

Jeffrey M. Brant  
Jeffrey M. Brant

STATE OF OREGON,

County of Klamath )) ss.  
11/17, 19 89

Personally appeared the above named Jeffrey M. Brant

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

(OFFICIAL SEAL)  
Pamela J. Spencer  
PAMELA J. SPENCER  
Notary Public for Oregon  
My Commission Expires 8/16/92  
My commission expires:

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

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)

Jeffrey M. Brant

6360 S. 6th  
Klamath Falls OR 97603  
GRANTOR'S NAME AND ADDRESS

James R. Pryor

PO Box 606  
Chiloquin OR 97624  
GRANTEE'S NAME AND ADDRESS

After recording return to:

James R. Pryor:

PO Box 606  
Chiloquin OR 97624  
NAME, ADDRESS, ZIP

James R. Pryor

PO Box 606  
Chiloquin OR 97624  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDERS USE

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 17th day of Nov., 19 89, at 12:29 o'clock P.M., and recorded in book M89 on page 22319 or as file/reel number 8036

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Riehn, County Clerk  
Recording Officer

By Pauline M. Mendenhall Deputy

Fee \$8.00