

9406

JACKSON COUNTY TITLE DIVISION
CONTINENTAL LAWYERS TITLE COMPANYVol. ms9 Page 24790

502 W. Main Street (P. O. Box 218) Medford, OR 97501 (503) 779-2811

TENANTS BY ENTIRETY
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that ,

CHRISTINE CALLENDINE

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

LARRY R. LaFEVER AND SHERRY L. LaFEVER

husband and wife, Grantees, do hereby grant, bargain, sell and convey unto the Grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath , State of Oregon, described as follows, to wit:

AS PER EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And Grantor hereby covenants to and with Grantees and the heirs of the survivor and their assigns, that Grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, EXCEPT Covenants, conditions, restrictions, reservations, rights and rights of way now of record on the subject property.

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 \$ 5,000.00

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 individuals and to corporations.

IN WITNESS WHEREOF, the grantor has executed this instrument this 20th day of December 1989.

"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."

Christine Callendine
CHRISTINE CALLENDINESTATE OF OREGON
COUNTY OF JacksonThe foregoing instrument was acknowledged before me this 20th day of December 1989, by

CHRISTINE CALLENDINE

SPACE FOR RECORDER'S USE

Notary Public for Oregon
My commission expires 12/28/93

Mail Tax Statements to:

Grantees 857 Gibbon Rd
Central Point OR 97502

89 DEC 22 PM 3 40

EXHIBIT "A"

All that portion of the NW 1/4 SW 1/4 of Section 31, Township 32 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, lying East of State Highway 62, SAVING AND EXCEPTING THEREFROM the following described parcel:

Beginning at the Southeast corner of said NW 1/4 SW 1/4; running thence North along the East line of said NW 1/4 SW 1/4 a distance of 650 feet; thence West and parallel to the South line of said NW 1/4 SW 1/4 a distance of 1000 feet, more or less to the Easterly line of State Highway 62; thence Southeasterly along the Easterly line of said highway to its intersection with the South line of said NW 1/4 SW 1/4; thence East along said South line 681 feet, more or less, to the point of beginning.

Tax Account No. 3207 V0000 00600

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 22nd day
of Dec. A.D., 19 89 at 3:40 o'clock PM., and duly recorded in Vol. M89,
of Deeds on Page 24790.

Evelyn Biehn, County Clerk

By Pauline Muelendore

FEE \$13.00