

13231

WTC 23210-P

WARRANTY DEED

Vol. m90 Page 6329

KNOW ALL MEN BY THESE PRESENTS, That PATRICIA A. FORD & LETHA VAN WYCK, each as to an undivided 1/2 interest as tenants in common

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CURTIS A. WHALEY, JR. an unmarried man and D. REEDENE RENNER, an unmarried woman, not as tenants in common but with the right of survivorship, 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 East 3 feet of Lot 14 and the West 57 feet of Lot 15 of DEBIRK HOMES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Tax Account No. 3909-10DD-4600

"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, 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 \$37,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration and rate which of the reasons, however, 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 April, 1990; 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.

Letha Van Wyck By Patricia A. Ford
Letha Van Wyck by Patricia A. Ford as Attorney in fact

Patricia A. Ford
Patricia A. Ford

STATE OF OREGON,)
County of Klamath) ss.

STATE OF OREGON, County of) ss.
19

Personally appeared _____ and

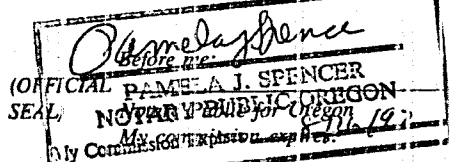
_____ who, being duly sworn, each for himself and not one for the other, did say that the former is the _____ president and that the latter is the _____ secretary of _____

_____ 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:



Patricia A. Ford & Letha Van Wyck

PO Box 26
Rudland OR 97631

GRANTOR'S NAME AND ADDRESS

Curtis A. Whaley, Jr. & D. Reedene Renner
3821 Barry Ave
Klamath Falls OR 97603

GRANTEE'S NAME AND ADDRESS

Curtis A. Whaley, Jr. & D. Reedene Renner
3821 Barry Ave
Klamath Falls OR 97603

NAME, ADDRESS, ZIP

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

Curtis A. Whaley, Jr. & D. Reedene Renner
3821 Barry Ave
Klamath Falls OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 6th day of April, 1990, at 9:26 o'clock A.M., and recorded in book M90 on page 6329 or as file/reel number 13231, Record of Deeds of said county. Witness my hand and seal of County affixed.

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

Fee \$28.00