

17508 MTC #23833-D

WARRANTY DEED

Vol. M90 Page 13927

KNOW ALL MEN BY THESE PRESENTS, That MURL C. METZ and SHIRLEY P. METZ, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LARRY J. LINDNER and CATHERINE E. LINDNER, husband and wife, 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:

Lot 4 in Block 12 of TRACT NO. 1026, THE MEADOWS, according to the official plat thereon on file in the office of the County Clerk of Klamath County, Oregon

Tax Account No: 3909 011CD 00900

PH 3 03

"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 lawfully seized in fee simple and the above granted premises, free from all encumbrances EXCEPT ALL THOSE OF RECORD AND THOSE 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 \$ 68,000.00

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 16 day of July, 19 90; 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.

MURL C. METZ
SHIRLEY P. METZ

STATE OF OREGON, County of Klamath July 12 19 90

STATE OF OREGON, County of ss. Personally appeared and

Personally appeared the above named MURL C. METZ SHIRLEY P. METZ

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.

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

DANA M. NIELSEN
NOTARY PUBLIC-OREGON
My Commission Expires 11/30/94
Notary Public for Oregon
My commission expires:

Before me: (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

Table with 2 columns: Name and Address. Row 1: MURL C. METZ & SHIRLEY P. METZ, 280 Crest Street, Klamath Falls, OR 97603. Row 2: LARRY J. LINDNER & CATHERINE E. LINDNER, 4621 Villa, Klamath Falls, OR 97603. Row 3: LARRY J. LINDNER & CATHERINE E. LINDNER, 4621 Villa, Klamath Falls, OR 97603. Row 4: LARRY J. LINDNER & CATHERINE E. LINDNER, 4621 Villa, Klamath Falls, OR 97603.

STATE OF OREGON, ss. County of Klamath. I certify that the within instrument was received for record on the 13 day of July, 19 90, at 3:03 o'clock P. M., and recorded in book M90 on page 13927 or as file/reel number 17508. Record of Deeds of said county. Witness my hand and seal of County affixed. Evelyn Biehn Recording Officer. 28.00 By Berntha Stueck Deputy

MOUNTAIN TITLE COMPANY

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