

17515

MTC 23904
WARRANTY DEED

Vol. M9D Page 13939
6137

KNOW ALL PERSONS BY THESE PRESENTS, made this 1st day of May, 1987, that GLENN HENNING and IRIS HENNING, husband and wife, and CHESTER H. HAMAKER and MARIE K. HAMAKER, husband and wife, Grantors, for the consideration hereafter stated, have bargained and sold and by these presents do hereby grant, bargain, sell and convey unto KEITH CARNEY and JUDITH CARNEY, husband and wife, Grantees, the following described premises in Klamath County, Oregon, to wit:

The North 48 feet of Lot 1 and all of Lot 2, EXCEPT a portion deeded to U.S.A. by the Klamath Canal Co., in Block 61, Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, and

All the following portion of Lot 1 and 2, Block 61, of Nichols Addition to the City of Klamath Falls (formerly Linkville), Oregon, in the County of Klamath, State of Oregon:

Beginning at the Southwest corner of said Block 61; thence Northwest along the line of Eleventh Street 72 feet; thence at right angles with Eleventh Street in a Southwesterly direction 69 feet, more or less to the line of the U.S. Government Canal right of way; thence in a Southeasterly direction along the line of said right of way to line of Lincoln (formerly Washington) Street; thence Northeasterly along Lincoln Street to place of beginning, 41.6 feet, more or less.

Subject to reservations, restrictions, easements and rights of way of record and those apparent on the land;

AND ALSO SUBJECT TO THE FOLLOWING LAW:

"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 DEPARMENT TO VERIFY APPROVED USES." ORS 93.040

The true and actual consideration for this transfer is \$35,000.00.

TO HAVE AND TO HOLD the premises with their appurtenances unto the said Grantees, their heirs, devisees, grantees, and assigns forever.

The Grantors hereby covenant that as of this date they are the owners in fee simple of said premises; that they are free of all encumbrances except those above set forth, and that they will warrant and defend the same from all lawful claims except those above set forth, which the Grantees have agreed to take subject to.

'90 JUL 13 PM 3 03

WITNESS the hands of the Grantors the day and year first herein written.

Glenn Henning
Glenn Henning

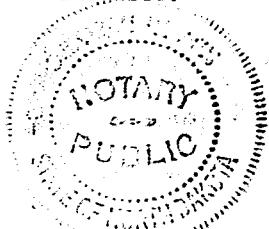
Iris Henning
Iris Henning

Chester H. Hamaker
Chester H. Hamaker

Marie K. Hamaker
Marie K. Hamaker

STATE OF NORTH DAKOTA: County of Bottineau) ss.

June 8, 1987, personally appeared the above named Glenn Henning and Iris Henning and acknowledged the foregoing instrument to be their voluntarily act and deed.



BEFORE ME:

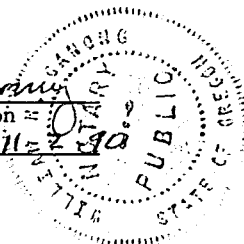
Sharon Hoshino
Notary Public for North Dakota
My commission expires: June 6, 1990

STATE OF OREGON, County of Klamath) ss.

May 26, 1987, personally appeared the above named Chester H. Hamaker and Marie K. Hamaker and acknowledged the foregoing instrument to be their voluntarily act and deed.

BEFORE ME:

Wm. J. [Signature]
Notary Public for Oregon
My commission expires: 11-2-90



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

After recording return to:

Klamath First Federal
2943 So. 6th St.
Klamath Falls, OR 97603

LN# 0100942786

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 13th day of July A.D., 19 90 at 3:03 o'clock P M., and duly recorded in Vol. M90 of Deeds on Page 13939.

FEE \$33.00

Evelyn Biehn, County Clerk
By Bevertha H. Jetch