

19915

WARRANTY DEED

Vol. 90 Page 18105

KNOW ALL MEN BY THESE PRESENTS, That JAMES E. MOTLEY and MILDRED M. MOTLEY,
as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN McCOLGIN
or ANN E. McCOLGIN, as tenants by the entirety, hereinafter called
the grantee, does hereby grant, bargain, sell and convey unto the said grantee 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 24, Block 3 of TRACT NO. 1120, SECOND ADDITION TO EAST HILLS ESTATES, according
to the official plat thereof on file in the office of the County Clerk of Klamath
County, Oregon.

Tax Account No: 3909 001AD 02400

MOUNTAIN TITLE COMPANY

"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 all
those of record and those apparent to the land 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 \$ 162,000.00
However, the actual consideration consists of or includes other property or value given or promised which is the whole/
part of the consideration (indicate which). (The sentence between the symbols, 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 7 day of September, 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.

STATE OF OREGON,
County of Klamath) ss.
Sept 7, 19 90.

Personally appeared the above named
James E. Motley and Mildred M.
Motley individually and as
attorney in fact for James E. Motley

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

Before me:

Notary Public for Oregon

My commission expires: 6/16/92

James E. Motley by Mildred M. Motley,
James E. Motley by Mildred M. Motley,
Mildred M. Motley as attorney in fact
Mildred M. Motley
Mildred M. Motley

STATE OF OREGON, County of) ss.

The foregoing instrument was acknowledged before me this

, 19 , by ,
president, and by ,
secretary of ,

a corporation, on behalf of the corporation.

Notary Public for Oregon
My commission expires: (SEAL)

James E. Motley and Mildred M. Motley

2030 Arthur
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

John McColgin and Ann E. McColgin

2124 Kimberly Drive
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

John McColgin and Ann E. McColgin
2124 Kimberly Drive
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

John McColgin and Ann E. McColgin
2124 Kimberly Drive
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was
received for record on the 10th
day of Sept., 19 90,

at 2:40 o'clock PM., and recorded
in book M90 on page 18105 or as
file/reel number 19915

Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. M... Deputy

Fee \$28.00

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY