

OK

207771

WARRANTY DEED

Vol. m90 Page 19596KNOW ALL MEN BY THESE PRESENTS, That Lowell N. Jones and Harmony H. Jones

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

Lowell N. Jones Co., hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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:

All that portion of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 15, Township 39 South, Range 10, E.W.M., lying between the Southeasterly line of the right of way of the O. C. & E. and the Northerly line of the Klamath Falls-Lakeview Highway.
 ALSO that portion of Lot 1 of said Section 15, Township 39 S. R. 10 E.W.M., described as follows: Beginning at the intersection of the North line of the Klamath Falls-Lakeview Highway and the West line of said Lot 1; running thence 3 $\frac{1}{5}$ chains East, thence 3 $\frac{1}{5}$ chains North, thence 3 $\frac{1}{5}$ chains West, thence South 3 $\frac{1}{5}$ chains to the point of beginning. Saving and excepting therefrom portions contained in the O.C. & E. Railway right of way and the U.S.R.S. "B" Canal.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances

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 \$NONE.

⓪ However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which). ⓪ (The sentence between the symbols ⓪, 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 28 day of September, 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.

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.

Lowell N. Jones

Harmony H. Jones

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: 4/30/93

TRUDIE DURANT

Notary Public for Oregon

My commission expires: _____

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Jones

GRANTOR'S NAME AND ADDRESS

Jones

GRANTEE'S NAME AND ADDRESS

After recording return to:

Lowell N. Jones Co.

P.O. Box 1846
 Klamath Falls, Oregon 97601
 NAME, ADDRESS, ZIP

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

Lowell N. Jones Co.

P.O. Box 1846
 Klamath Falls, Oregon 97601
 NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 28th day of Sept., 1990, at 11:24 o'clock A.M., and recorded in book/reel/volume No. M90 on page 19596 or as fee/title/instrument/microfilm/reception No. 20777. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
 NAME TITLE

By Pauline Mullendare Deputy

Fee \$28.00

290 SEP 29 AM 11 24