

22580

m/c 24614-K

WARRANTY DEED

Vol. m90 Page 22697

KNOW ALL MEN BY THESE PRESENTS, That

ELNORA A. LEONARD and ALAN C. LEONARD  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
RANDALL L. HARSCH and SUSAN A. HARSCH, husband and wife, 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 18 in Block 15 of FIRST ADDITION TO KLAMATH RIVER ACRES, according  
to the official plat thereof on file in the office of the County  
Clerk of Klamath County, Oregon.

Klamath County Tax Account #3907-025C0-03800.

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 upon the land 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 \$ 68,500.00

~~However, the grantor hereby warrants that the above consideration shall be paid in full to the grantee at the time of the execution of this instrument, and that the grantor shall not be held responsible for the payment of the same until the time of the execution of this instrument.~~

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 14 day of November, 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.  
November 14, 19 90 .

Elnora A. Leonard  
ELNORA A. LEONARD  
Eddy Leonard for Attorney-in-fact  
ALAN C. LEONARD  
for Alan C. Leonard

Personally appeared the above named  
ELNORA A. LEONARD for herself and as  
attorney-in-fact for ALAN C. LEONARD  
aka Alan Carl Leonard  
and acknowledged the foregoing instrument  
to be their voluntary act and deed.

Before me:

Notary Public for Oregon  
My commission expires:

Dana M. Nielsen  
DANA M. NIELSEN  
NOTARY PUBLIC-OREGON  
My Commission Expires 12/31/94

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)

ELNORA A. LEONARD and ALAN C. LEONARD  
1912A Dawn Ct.  
Klamath Falls, OR 97603  
GRANTOR'S NAME AND ADDRESS

RANDALL L. HARSCH and SUSAN A. HARSCH  
P.O. Box 106  
Keno, OR 97627  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
SAME AS GRANTEE  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address:  
SAME AS GRANTEE  
NAME, ADDRESS, ZIP

STATE OF OREGON, ss.  
County of Klamath  
I certify that the within instrument was  
received for record on the 14th  
day of Nov., 19 90 ,  
at 2:41 o'clock P. M., and recorded  
in book M90 on page 22697 or as  
file/reel number 22580 .  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Dana M. Nielsen Deputy

Fee \$28.00