

24798

MTC #24824-K

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That James A. Hamilton and Marilyn Sue Hamilton,
as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by David W. Moody
and Susan M. Moody, 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 14, Block 5, TRACT 1003, THIRD ADDITION TO MOYINA, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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

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 \$ 77,500.00
~~XXXXXX THE EXACTLY DETERMINED CONSIDERATION FOR THIS TRANSFER IS \$77,500.00 AND NO OTHER CONSIDERATION HAS BEEN PAID OR RECEIVED FOR THIS TRANSFER. THE ABOVE STATEMENT OF CONSIDERATION IS TRUE AND CORRECT AND NO OTHER CONSIDERATION SHOULD BE DELIVERED OR RECEIVED FOR THIS TRANSFER.~~

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 11th day of January, 19 91;
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.

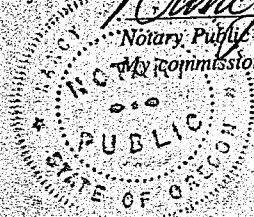
STATE OF OREGON,)
County of Klamath) ss.
January 11, 19 91

Personally appeared the above named _____
James A. Hamilton and
Marilyn Sue Hamilton

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

Before me, _____

Notary Public for Oregon

My commission expires: 6/8/92

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 A. Hamilton and Marilyn Sue Hamilton

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was
received for record on the 14th
day of Jan., 19 91,
at 2:07 o'clock P. M., and recorded
in book M91 on page 898 or as
file/reel number 24798.
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Debra M. Mair Deputy

Fee \$28.00