

OK

26124

WARRANTY DEED

Vol. m91 Page 3175

KNOW ALL MEN BY THESE PRESENTS, That RICHARD A. SMITH and GENEVA A. SMITH, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM BUCKLEY and LILA M. BUCKLEY, 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, 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:

That portion of the SW1/4 of the NE1/4 lying Southerly of the following described line:

Beginning at the Northeast corner of the SE1/4 of the NW1/4 of Section 17, Township 40 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon, thence diagonally in a straight line to the Southeast corner of the NW1/4 of the SE1/4 of said Section 17, Township 40 South Range 14, East of the Willamette Meridian, Klamath County, Oregon.

(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 \$ -0-

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 ①, 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 19 day of February, 1991; 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.

STATE OF OREGON,

County of Klamath

ss.

February 19, 1991

Personally appeared the above named Richard A. Smith and Geneva A. Smith

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 6-18-92

STATE OF OREGON, County of _____ ss.

Personally appeared _____

and

each for himself and not one for the other, did say that the former is the _____ who, being duly sworn, 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:

(If executed by a corporation, affix corporate seal)

Richard A. Smith and Geneva A. Smith
10166 East Langell Valley Road
Bonanza, OR GRANTOR'S NAME AND ADDRESS
William Buckley and Lila M. Buckley

GRANTEE'S NAME AND ADDRESS

After recording return to:

Donald R. Crane / Crane & Foltyn
296 Main Street
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

William Buckley and Lila M. Buckley

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 21st day of Feb., 1991, at 11:44 o'clock A.M., and recorded in book/reel/volume No. M91 on page 3175 or as fee/file/instrument/microfilm/reception No. 26124 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

Fee \$28.00

By Pauline M. Mullins Deputy

191 FEB 21 AM 11 44