

28170 MTC #25286-N

WARRANTY DEED

Vol. 99 / Page 6763

KNOW ALL MEN BY THESE PRESENTS, That
DONALD S. CRANE

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

SEE EXHIBIT "A" WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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

except those apparent upon the land, if any, as 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 \$ 5,000.00
~~Now on the consideration of the sum of five thousand dollars (\$5,000.00) the grantor has conveyed unto the grantee the property described in the foregoing recited instrument, which is the whole of the land described in the 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 22 day of April, 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.

STATE OF OREGON
County of CLATSOP, ss.
April 22, 1991

Personally appeared the above named
DONALD S. CRANE

Donald S. Crane
DONALD S. CRANE

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

Before me:

Notary Public for Oregon

My commission expires: 6/16/93

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)

DONALD S. CRANE
3548 ASTER NW
SALEM, OR 97304

GRANTOR'S NAME AND ADDRESS
RUSSELL J. GILBERT
P. O. BOX 252
CRESCENT, OR 97233

GRANTEES NAME AND ADDRESS
RUSSELL J. GILBERT
P. O. BOX 252
CRESCENT, OR 97233

NAME, ADDRESS, ZIP
RUSSELL J. GILBERT
P. O. BOX 252
CRESCENT, OR 97233

NAME, ADDRESS, ZIP
RUSSELL J. GILBERT
P. O. BOX 252
CRESCENT, OR 97233

STATE OF OREGON,
County of _____, ss.

I certify that the within instrument was
received for record on the _____
day of _____, 19____,
at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

By _____ Recording Officer
Deputy

6764

MTC NO: 25280-N

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situate in the NE1/4 of Section 25, Township 24 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, and more particularly described as follows:

Beginning at a point along the East line of said Section 25, from which N/16 corner common to said Section 25 and Section 30 bears North 00 degrees 06' 59" East, 800 feet; said point of beginning is witnessed by a #5 steel rod bearing South 89 degrees 36' 33" West 30 feet; thence running along the East line of Section 25, South 00 degrees 06' 59" West 200 feet to a point witnessed by a #5 steel rod bearing South 89 degrees 36' 33" West, 30 feet; thence along a line parallel with the N/16 line of Section 25, South 89 degrees 36' 33" West, 220 feet to a point, a #5 steel rod; thence along a line parallel with the East line of Section 25, North 00 degrees 06' 59" East 200 feet to a point, a #5 steel rod; thence along a line parallel with the N/16 line of Section 25, North 89 degrees 36' 33" 220.00 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co.
of April A.D., 19 91 at 2:03 o'clock P. M., and duly recorded in Vol. M91 day
of Deeds on Page 6763
FEE \$33.00
Evelyn Biehn County Clerk
By Pauline Muelenders