

MOUNTAIN TITLE COMPANY

WARRANTY DEED

Vol. 91 Page 8157

29042 MTC 1226

KNOW ALL MEN BY THESE PRESENTS, That

RICKEY E. DEATON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PETER REIFEL and LINDA L. REIFEL, 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:

The N1/2 of Lot 43 of FAIRACRES SUBDIVISION NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, SAVING AND EXCEPTING the West 5 feet for road purposes as conveyed to Klamath County, Oregon, by deed recorded December 2, 1963 in Volume 349, page 474. Deed Records 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 on the land, if any, as of 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 \$ 28,000.00. However, the actual consideration paid for the transfer of the property, as shown by the receipt or receipts, should be stated in the body of the deed (in parentheses) if the same be more than \$500.00. If not applicable, should be deleted.

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 5th day of May, 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.

RICKEY E. DEATON

STATE OF OREGON,)
County of Klamath) ss.
May 5, 19 91.

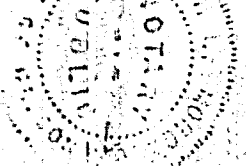
Personally appeared the above named _____
Rick E. Deaton

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

Before me:

Notary Public for Oregon

My commission expires: 8-31-91



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 _____ (SEAL)
My commission expires: _____

Rickey E. Deaton
C/O Klamath First Federal

GRANTOR'S NAME AND ADDRESS

Peter J. Reifel and Linda L. Reifel
1309 Kins Street
Klamath Falls, Oregon 97603

GRANTEE'S NAME AND ADDRESS

Klamath First Federal
2943 S. 6th St.
Klamath Falls, Oregon 97603

NAME, ADDRESS, ZIP

Use a change of address if all the addresses shall be sent to the following address.

Klamath First Federal
2943 S. 6th St.
Klamath Falls, Oregon 97603

NAME, ADDRESS, ZIP

SINCE RESERVED

FOR

RECORDERS USE

STATE OF OREGON,

County of Klamath ss.
I certify that the within instrument was received for record on the 6th day of May, 19 91, at 2:19 o'clock P.M., and recorded in book M91 on page 8457 or as file/reel number 29042.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Deborah M. Mullen Deputy

Fee \$28.00

MOUNTAIN TITLE COMPANY