

29952

MTC # 25459

KNOW ALL MEN BY THESE PRESENTS, That

JACK P. BAGGELAAR also known as JACK

BAGGELAAR and JEANIE M. BAGGELAAR

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT S. BERRY and KIMBERLY A. BERRY, husband and wife 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 16, BLOCK 11, TRACT 1089, SIXTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the Northeasterly 5 feet thereof.

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 those of record and apparent to the land 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 \$ 59,750.00. ~~Howsoever the true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 59,750.00. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 59,750.00.~~

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.

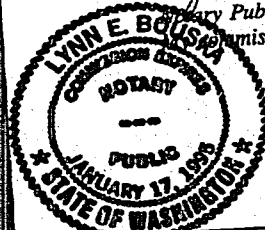
In Witness Whereof, the grantor has executed this instrument this 23rd day of May, 1991. if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

WASHINGTON
STATE OF OREGON,)
County of KING) ss.
MAY 26, 1991.

JACK P. BAGGELAAR aka JACK BAGGELAAR
JEANIE M. BAGGELAAR

Personally appeared the above named
Jeanie M. Baggelaar
as an individual and as a Power of
Attorney for Jack P. Baggelaar
and acknowledged the foregoing instrument
to be her voluntary act and deed.

Before me: Lynn E. Bousha
Notary Public for Oregon Washington
My commission expires: Jan. 17, 1995



WASHINGTON
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: _____

Jack P. Baggelaar and
Jeanie M. Baggelaar
C/O Klamath First Federal
GRANTOR'S NAME AND ADDRESS
Robert S. Berry and Kimberly A. Berry
3616 Rio Vista
Klamath Falls, Oregon 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath First Federal
2943 S. 6th St.
Klamath Falls, Oregon 97603
NAME, ADDRESS, ZIP

Until a change is requested all my statements shall be sent to the following address:
Klamath First Federal
2943 S. 6th St.
Klamath Falls, Oregon 97603
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.
I certify that the within instrument was
received for record on the 29th
day of May, 1991,
at 2:52 o'clock P.M., and recorded
in book M91 on page 10116 or as
file/reel number 29952.
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline M. Mendenhall Deputy

Fee \$28.00