

OK

30946

WARRANTY DEED

Vol. m91 Page 11848

KNOW ALL MEN BY THESE PRESENTS, That Clyda Jones

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Terry R. and Deborah L. Roseberry (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:

Block 24, Lots 1, 2, and 3

Block 25, Lot 6

In the townsite of Crescent 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 \$ 9,000.00

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 20 day of November, 1990; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so 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.

X Clyda Jones

STATE OF OREGON, County of Multnomah ss.

This instrument was acknowledged before me on

by

This instrument was acknowledged before me on

by

as

of

11/4, 1991

19

SUSAN J. FOLEY

NOTARY PUBLIC-OREGON

My Commission Expires

Notary Public for Oregon

My commission expires 11-5-96

Clyda Jones

2685-A N.E. Rene

Gresham, OR 97030

GRANTOR'S NAME AND ADDRESS

Terry and Debbie Roseberry

P.O. Box 67

Crescent, OR 97733

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee

NAME, ADDRESS, ZIP

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

Grantee

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 20th day of June, 1991, at 11:32 o'clock A.M., and recorded in book/reel/volume No. M91 on page 11848 or as fee/file/instrument/microfilm/reception No. 30946, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Christine Mulendore Deputy

Fee \$28.00

VOL. 111 20 JUL 32

2800