

Vol. 91 Page 133

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROGER J. WALKER

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 17 and 18 in Block 17 of SECOND ADDITION TO THE CITY OF KLAMATH FALLS,  
according to the official plat thereof on file in the office of the County  
Clerk of Klamath County, Oregon.

12 00 "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."

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.

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: \$25,000.00

The true and actual consideration paid for this transfer, stated in terms of dollars, is: \$ 25,000.00.

\_\_\_\_\_

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 21<sup>st</sup> day of JULY, 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.

STATE OF OREGON

County of CROOK  
July 7, 1991 ss.

ROY ALLEN RENN

Personally appeared the above named  
ROY ALAN BENN  
BARBARA CHARYCE BENN

BARBARA CHARYCE RENN

\_\_\_\_\_ and acknowledged the foregoing instrument  
to be \_\_\_\_\_ voluntary act and deed.

Before me: Ronald Blom

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
The foregoing instrument is a true and correct copy of the original on file in the office of the County Clerk of said County, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

The foregoing instrument was acknowledged before me this

— president, and by

— secretary of

a \_\_\_\_\_ corporation, on behalf of the corporation.

Notary Public for Oregon \_\_\_\_\_  
My commission expires: \_\_\_\_\_

*My commission expires:*

(SEAL)

STATE OF OREGON.

55

County of Klamath SS.  
I certify that the within instrument was  
received for record on the 10th  
day of July, 1991,  
at 12:04 o'clock P M., and recorded  
in book M91 on page 13354 or as  
file/reel number 31738,  
Record of Deeds of said county.

Witness my hand and seal of County  
affixed.

Evelyn Biehn, county Clerk

*Recording Officer*

By Candice M. Miller Deputy  
Recording Officer

Fee \$28.00