

32642

WARRANTY DEED

Vol. m91 Page 14971

KNOW ALL MEN BY THESE PRESENTS, That

Bradley C. Lewis and Nelda Lewis, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Gary A. Thompson and Donna P. Thompson, 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:

Lot 14 of Tract 1174, being a Subdivision of Lot 1, Block 10, LYNNWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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 those apparent upon the land, if any, as of the date of this deed.

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 \$ 159,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) 1 (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 20th 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.

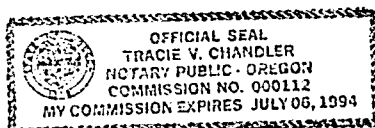
STATE OF OREGON,  
County of Klamath, 19 91 ss.

Personally appeared the above named  
Bradley C. Lewis and  
Nelda Lewis

Bradley C. Lewis  
Bradley C. Lewis  
Nelda Lewis  
Nelda Lewis

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

Before me: Tracie V. Chandler STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
Notary Public for Oregon 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)

LEWIS  
13420 S.W. Hart Rd  
OR 97601  
GRANTOR'S NAME AND ADDRESS  
Gary A. Thompson and Donna P. Thompson  
1341 Wild Plum Ct.  
Klamath Falls, OR 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
Klamath First Federal Savings & Loan  
540 Main St. Grantee  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
same as above

NAME, ADDRESS, ZIP

SFWL RESERVED

FOR

RECORDERS USE

STATE OF OREGON, ss.  
County of Klamath

I certify that the within instrument was received for record on the 31st day of July, 19 91, at 2:13 o'clock P M., and recorded in book M91 on page 14971 or as file/reel number 32642.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Deborah J. Mullenda Deputy

Fee \$28.00