

38025

MOUNTAIN TITLE COMPANY

WARRANTY DEED

Vol. M91 Page 25030

KNOW ALL MEN BY THESE PRESENTS, That
CLARENCE A. NELSON and IRENE B. NELSON, as tenants by the entirety
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
CLYDE D. PENTLAND and NANCY J. PENTLAND, 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 47 of MOYINA, 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

record and those apparent upon the land, if any, as the date of this deed except those of
 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 \$ 61,000.00

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 26th day of November, 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)
November 26, 19 91) ss.

Personally appeared the above named _____
CLARENCE A. NELSON
IRENE B. NELSON

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

Before me:

Nancy M. Minnie
 Notary Public for Oregon

My commission expires: 6/8/92

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 _____

My commission expires: _____

(SEAL)

CLARENCE A. NELSON and IRENE B. NELSON

GRANTOR'S NAME AND ADDRESS

CLYDE D. PENTLAND and NANCY J. PENTLAND

6325 ELDER WAY

KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

CLYDE D. PENTLAND and NANCY J. PENTLAND

6325 ELDER WAY

KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

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

CLYDE D. PENTLAND and NANCY J. PENTLAND

6325 ELDER WAY

KLAMATH FALLS, OR 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 November, 19 91,
 at 2:38 o'clock P. M. and recorded
 in book M91 on page 25030 or as
 file/reel number 38025

Record of Deeds of said county.

Witness my hand and seal of County
 affixed.

Evelyn Biehn, County Clerk

By Bernita Shultz Recording Officer
 Deputy

Fee: \$28.00

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