

38293

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That DIANE M. SMITH, CO-TRUSTEE and WILLIAM K. PARSONS, CO-TRUSTEE ** hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DONALD L. HOLCOMB and MARIE B. HOLCOMB, 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 10, Block 6, FIRST ADDITION TO KELENE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

**of the Ruby R. Parsons Living Trust u.d.d. January 29, 1991

"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 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 \$ 43,240.00

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 5 day of December, 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) ss.
December 5, 19 91

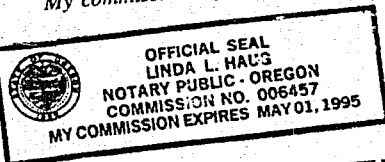
Personally appeared the above named
DIANE M. SMITH, CO-TRUSTEE
WILLIAM K. PARSONS, CO-TRUSTEE

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

Before me:

Linda L. Haug
Notary Public for Oregon

My commission expires: 5-1-95



DIANE M. SMITH, CO-TRUSTEE, WILLIAM K. PARSONS and CO-TRUSTEE
3823 BISBEE STREET
KLAMATH FALLS, OR 97603

GRANTOR'S NAME AND ADDRESS
DONALD L. HOLCOMB and MARIE B. HOLCOMB
1682 W. 31ST
FLORENCE, OR 97439

GRANTEE'S NAME AND ADDRESS
DONALD L. HOLCOMB and MARIE B. HOLCOMB
1682 W. 31ST
FLORENCE, OR 97439

NAME, ADDRESS, ZIP
DONALD L. HOLCOMB and MARIE B. HOLCOMB
1682 W. 31ST
FLORENCE, OR 97439

NAME, ADDRESS, ZIP

Diane M. Smith
DIANE M. SMITH, CO-TRUSTEE **

William K. Parsons
WILLIAM K. PARSONS, CO-TRUSTEE **

**of the Ruby R. Parsons Living Trust u.d.d.
January 29, 1991

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19 _____, by _____, president, and by _____, secretary of _____

_____ corporation, on behalf of the corporation.

Notary Public for Oregon _____ (SEAL)
My commission expires: _____

STATE OF OREGON, _____ ss.
County of Klamath
I certify that the within instrument was received for record on the 6th day of Dec., 19 91, at 9:34 o'clock A.M., and recorded in book M91 on page 25470 or as file/reel number 38293.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer

By Pauline Mueller Deputy

Fee \$28.00