

47C 86763

38644

KNOW ALL MEN BY THESE PRESENTS, That

ELSIE D'ORAZIO

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHNNIE D. EVENSIZER and BARBARA A. EVENSIZER, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

MOUNTAIN TITLE COMPANY

"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 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 \$ 31,000.00

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 13th 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.

Elsie D'Orazio  
ELSIE D'ORAZIO

STATE OF OREGON,  
County of Klamath ss.  
December 13, 19 91.

Personally appeared the above named  
ELSIE D'ORAZIO

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

Before me: Kristi L. Redd

Notary Public for Oregon  
My commission expires: 11/16/95



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)

ELSIE D'ORAZIO	
4117 Meadows Dr.	
KLAMATH FALLS, OR 97603	
GRANTOR'S NAME AND ADDRESS	
JOHNNIE D. EVENSIZER and BARBARA A. EVENSIZER	
707 S. 5th St.	
KLAMATH FALLS, OR 97601	
GRANTEE'S NAME AND ADDRESS	
JOHNNIE D. EVENSIZER and BARBARA A. EVENSIZER	
707 S. 5th St.	
KLAMATH FALLS, OR	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address:	
JOHNNIE D. EVENSIZER and BARBARA A. EVENSIZER	
707 S. 5th St.	
KLAMATH FALLS, OR	
NAME, ADDRESS, ZIP	

STATE OF OREGON, \_\_\_\_\_ ss.  
County of \_\_\_\_\_  
I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book \_\_\_\_\_ on page \_\_\_\_\_ or as file/reel number \_\_\_\_\_.  
Record of Deeds of said county.  
Witness my hand and seal of County affixed.

By \_\_\_\_\_ Recording Officer  
Deputy

MTC NO: 26763-KR

EXHIBIT A  
LEGAL DESCRIPTION

A portion of the E 1/2 W 1/2 W 1/2 SE 1/4 NW 1/4 of Section 2, Township 39, South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the South line of the SE 1/4 NW 1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, which point is North 88 degrees 57' East 330.02 feet from the Southwest corner of said SE 1/4 NW 1/4; thence North 0 degrees 35' West 738.80 feet along the East line of the E 1/2 W 1/2 W 1/2 SE 1/4 NW 1/4 of said Section to a point, which said point is the true point of beginning of this description; thence continuing North 0 degrees 35' West along said East line a distance of 75 feet; thence South 89 degrees 25' West a distance 135 feet to a point; thence South 0 degrees 35' East a distance of 75 feet; thence North 89 degrees 25' East 135 feet to the true point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 13th day  
of Dec. A.D., 19 91 at 4:08 o'clock P M., and duly recorded in Vol. M91,  
of Deeds on Page 26089.  
Evelyn Biehn County Clerk  
By Pauline Mulholland

FEE \$33.00