

KNOW ALL MEN BY THESE PRESENTS, That

GERALD N. DE ROCO

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARVIN K. CLARK and KAREN C. OPPER, with rights of survivorship, 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:

The Southeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 3, Township 35 south, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

This Warranty Deed is being recorded to correct the Grantees names on that Warranty Deed previously recorded in Volume M91, page 21345; Volume M91, page 22274; and Volume M91, page 24845, all Microfilm Records of Klamath County, Oregon.

"This instrument will not allow use of the property described in this instrument in violation of applicab. 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 all those of record and those apparent upon the land 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 \$ 10,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). (The sentence between the symbols, 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 18th 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 18, 19 91

Personally appeared the above named \_\_\_\_\_  
GERALD N. DE ROCO

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

Before me:

Notary Public for Oregon

My commission expires: 11/16/99

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)

Gerald N. DeRoco

P.O. Box 1310

Oroville, CA 95965

GRANTOR'S NAME AND ADDRESS

Marvin K. Clark &amp; Karen C. Opper

22427 Buck Board Trail

Palo Cedro, CA 96073

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 19th day of Dec., 19 91, at 9:20 o'clock A.M. and recorded in book M91 on page 26421 or as file/reel number 38818, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, county Clerk

Recording Officer

By Deborah Muelender Deputy

Fee \$28.00