

OK

WARRANTY DEED

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39335

KNOW ALL MEN BY THESE PRESENTS, That Cherie M. Harty, formerly known as Cherie M. Hill hereinafter called the grantor, for the consideration hereinafter stated, for and to the use of Dismissal of suit to quiet title hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 attached Exhibit "A"

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances

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 \$ none.
 However, the actual consideration consists of or includes other property or value given or promised which is 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 December day of 1991; 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.

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.

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

Personally appeared the above named
Cherie M. Harty

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

Before me:
 (OFFICIAL SEAL) Notary Public for Oregon
 My commission expires:

STATE OF OREGON, County of.....) ss.
 , 19.....

Personally appeared and
 who, being duly sworn,
 each for himself and not one for the other, did say that the former is the
 president and that the latter is the
 secretary of

....., a corporation,
 and that the seal affixed to the foregoing instrument is the corporate seal
 of said corporation and that said instrument was signed and sealed in be-
 half of said corporation by authority of its Board of Directors, and each of
 them acknowledged said instrument as its voluntary act and deed.

Before me:
 Notary Public for Oregon
 My commission expires:

RALPH L. SMITH
 NOTARY PUBLIC - OREGON
 COMMISSION NO. 007992
 MY COMMISSION EXPIRES JUNE 30, 1995
 (If executed by a corporation,
 affix corporate seal)

Cherie M. Harty
641 Second Avenue
Chiloquin, OR 97624

GRANTOR'S NAME AND ADDRESS

Theodora Smidt
P.O. Box 393
Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:
Robert Foltyn, Attorney at Law
635 Main Street
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Theodora Smidt
P.O. Box 393
Chiloquin, OR 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,)
 County of) ss.

I certify that the within instru-
 ment was received for record on the
 day of, 19.....,
 at o'clock M., and recorded
 in book/reel/volume No..... on
 page or as fee/file/instru-
 ment/microfilm/reception No.....,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

NAME TITLE
 By Deputy

SPACE RESERVED
 FOR
 RECORDER'S USE

91 DEC 21 PM 4 00

All that portion of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ and SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 11, Township 35 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Commencing at a point South 89°21'50" East 1203 feet from the Southwest corner of the NW $\frac{1}{4}$ of Section 11, Township 35 South, Range 9 E.W.M.; thence at right angles and parallel to the West line of the NW $\frac{1}{4}$, North a distance of 480 feet; thence at right angles East 317 feet, more or less, to a point on the West line of the Sprague River Highway; thence Southeasterly along the Westerly line of the Sprague River Highway a distance of 571 feet, more or less, to the South line of the NW $\frac{1}{4}$; thence West along the south line of the NW $\frac{1}{4}$ a distance of 717 feet to the point of beginning.

EXCEPTING THEREFROM that portion of said described land lying South of the North line of the County Road, also known as Skeen Road.

EXHIBIT "A"

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Robert Foltyn the 31st day
of Dec. A.D., 19 91 at 4:00 o'clock P.M., and duly recorded in Vol. M91,
of Deeds on Page 27336.

FEE \$33.00

Evelyn Biehn County Clerk
By *Evelyn Biehn*