

40129

26859 WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That

H.E. (JACK) MCFALL

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

SHARON K. BROWN

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 6 AND THE W 1/2 OF LOT 5, BLOCK 15, FIRST ADDITION TO THE TOWN OF BONANZA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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

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 \$ 12,600.00.

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 15 day of January, 19 92; 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.

M.E. Jack McFall
H.E. (JACK) MCFALL

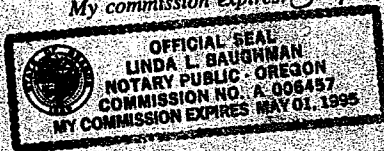
STATE OF OREGON,
County of Klamath
January 15, 19 92 ss.

Personally appeared the above named
H.E. (JACK) MCFALL.

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

Before me:

Linda L. Baughman
Notary Public for Oregon
My commission expires: 5-1-95



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 _____ (SEAL)
My commission expires: _____

H.E. (JACK) MCFALL
P.O. BOX 144
BONANZA, OR 97623

GRANTOR'S NAME AND ADDRESS
SHARON K. BROWN
P.O. BOX 105
BONANZA, OR

GRANTEE'S NAME AND ADDRESS
SHARON K. BROWN
P.O. BOX 105
BONANZA, OR 97603
NAME, ADDRESS, ZIP

Until a change is reported all our statements shall be sent to the following address:

SHARON K. BROWN
P.O. BOX 105
BONANZA, OR

NAME, ADDRESS, ZIP

SPACE RESERVED

FOR

RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.
I certify that the within instrument was received for record on the 23rd day of Jan., 19 92, at 11:49 o'clock A M., and recorded in book M92 on page 1410 or as file/reel number 40129.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Debbie Neubauer, Deputy

Fee \$28.00

MOUNTAIN TITLE COMPANY

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92 JAN 23 AM 11 49

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