

43397

MTC 27366

WARRANTY DEED

Vol. m92 Page. 7645

EDMUND R. CASEY JR. AND LESLIE A. CASEY,

KNOW ALL MEN BY THESE PRESENTS, That
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DARLENE M. COOK AND MARIE CARLSON, 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:

Lot 47 in Block 1 of Tract 1078-SECOND ADDITION TO KELENE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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 apparent to the land

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 \$ 50,000.00. However, the actual consideration consists of or includes other property or value given as premises which is the whole part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See CRS 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 3 day of April, 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.

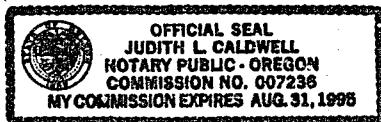
STATE OF OREGON,)
County of Klamath) ss.
April 3, 19 92.

Personally appeared the above named _____
Edmund R. Casey Jr. and
Leslie A. Casey

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

Before me:

Judith L. Caldwell
Notary Public for Oregon
My commission expires: 8-31-95



Edmund R. Casey Jr.
Edmund R. Casey Jr.

Leslie A. Casey
Leslie A. Casey

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)

Edmund R., Jr. and Leslie A. CASEY
c/o KFF

GRANTOR'S NAME AND ADDRESS

Darlene M. Cook and
Marie M. Carlson
c/o KFF

GRANTEE'S NAME AND ADDRESS

After recording return to:

KLAMATH FIRST FEDERAL S&LA
2943 SOUTH SIXTH STREET
KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

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

KLAMATH FIRST FEDERAL S&LA
2943 SOUTH SIXTH STREET
KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 13th day of April, 19 92, at 2:27 o'clock P. M., and recorded in book M92 on page 7645 or as file/reel number 43397.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer

B. Pauline Mullendore Deputy

Fee \$30.00