

46315

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

HARLAN G. WEISE and VIRGINIA I. WEISE, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARK LEGGETT and JULIE D. LEGGETT 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:

Lot 1 in Block 3, TRACT 1008, known as BANYON PARK, 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

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 \$ 3,500.00

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 16th day of June, 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.
June 16, 19 92.

Harlan G. Weise
HARLAN G. WEISE
Virginia I. Weise
VIRGINIA I. WEISE

Personally appeared the above named
HARLAN G. WEISE
VIRGINIA I. WEISE

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

Before me: Niles M. Fink
Notary Public for Oregon
My commission expires: 4/20/96



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)

HARLAN G. WEISE and VIRGINIA I. WEISE

STATE OF OREGON, _____ ss.

County of Klamath
I certify that the within instrument was received for record on the 17th day of June, 19 92, at 11:03 o'clock A.M., and recorded in book M92 on page 13336 or as file/reel number 46315, Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Deputy Deputy

GRANTOR'S NAME AND ADDRESS
MARK LEGGETT and JULIE LEGGETT
4714 Sumac Ave
Klamath Falls, OR 97603
GRANTEE'S NAME AND ADDRESS
MARK LEGGETT and JULIE LEGGETT
NAME, ADDRESS, ZIP
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$30.00