

## WARRANTY DEED

JEFFREY A. GILBERTSON AND DEBORAH D.

46391

MTZ 27777

46391 *mtc 27777*  
KNOW ALL MEN BY THESE PRESENTS, That  
GILBERTSON, husband and wife

KNOW ALL MEN BY THESE PRESENTS, that \_\_\_\_\_  
GILBERTSON, husband and wife \_\_\_\_\_  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by \_\_\_\_\_ MARVIN L. HILL AND  
JEAN L. HILL, husband and wife as tenants by the entirety \_\_\_\_\_, 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 official plat thereof

Lot 125 of FIRST ADDITION TO CASITAS, 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 said parcel thereof against the lawful claims

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 \$ 45,000.00.  
~~However, the actual consideration consists of, and includes, the property and/or goods or services which is the whole or part of the consideration (indicate which). <sup>1</sup>(The sentence between the symbols<sup>1</sup>, 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 18 day of June, 1998, 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 18, 19 92.

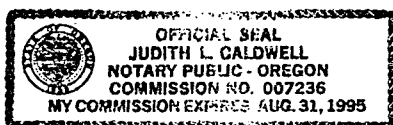
Personally appeared the above named \_\_\_\_\_  
Jeffrey A. Gilbertson and  
Deborah D. Gilbertson

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

*Before me:*

Notary Public for Oregon  
My commission expires:

My commission expires: 8.31-95



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: \_\_\_\_\_

Jeffrey A. Gilbertson and  
Deborah D. Gilbertson

GRANTOR'S NAME AND ADDRESS

Marvin L. Hill and Jean L. Hill  
4255 Avalon Place  
Klamath Falls, Oregon 97603

GRANTEES NAME AND ADDRESS

And including it is

including returns by:  
Klamath First Federal  
2943 S. 6th St.  
Klamath Falls, Oregon 97603

SAME ADDRESS ZIP

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

Klamath First Federal  
2943 S. 6th St.  
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 18th  
day of June, 19 92,  
at 13 o'clock A M., and recorded  
in book M92 on page 13448 or as  
file/serial number 46391.

Record of Deeds of said county.

Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By William C. Miller Deputy

Fee \$30.00