

47289

WARRANTY DEED

DATE: 2-7-47

Vol. m92 Page 15029

KNOW ALL MEN BY THESE PRESENTS, That

OSCAR A. GROSSAINT and LOUISE E. GROSSAINT, husband and wife
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
GEORGE HINK, KATHERINE HINK and SPERRY LESTER, with the 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:

lots 1, 2, and 79 in Block 2 of SPRAGUE RIVER VALLEY ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH A 1980 GLENN Mobile Home, Oregon License #X162607, Serial #2809C134XY which is situate on the real property described herein.

"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, not 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 \$ 48,000.00 **

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 25 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
June 25 1992 SS

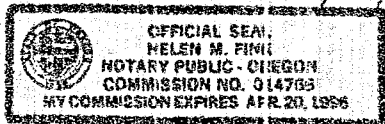
OSCAR A. GROSSAINT
LOUISE E. GROSSAINT

Personally appeared the above named
OSCAR A. GROSSAINT
LOUISE E. GROSSAINT

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

Before me:

Notary Public for Oregon
My commission expires:



*** HOWEVER THE ACTUAL CONSIDERATION CONSISTS OF OR INCLUDES OTHER PROPERTY OR VALUE GIVEN OR PROMISED WHICH IS PART OF THE CONSIDERATION.

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)

STATE OF OREGON,

I certify that the within instrument was received for record on the 9th day of July, 19 92, at 2:23 o'clock P. M., and recorded in book M92 on page 15029 or as file/reel number 47289, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline Mulinday Deputy

Fee \$30.00