

47846

MTC 57321-NM

WARRANTY DEED

Vol. 92 Page 16139

KNOW ALL MEN BY THESE PRESENTS, That JINNY SHIRLEY, LAWANA WARNEK, BOBBIE WADE, as tenants in common hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAY TOLBERT, 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:

Government Lots 1 and 2 in Section 7, Township 36 South, Range 12 East of the Willamette Meridian, 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 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 \$ 35,000.00

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 5th day of May, 19 92; if a corporate grantor, it has caused its name to be printed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

IDAHO
STATE OF OREGON,
County of May 19



Notary Public - State of Nevada
Appointment Recorded in Store County
FEB 17, 1990

Jenny Shirley
JINNY SHIRLEY
Lawana Warnke
LAWANA WARNEK
Bobbie Wade
BOBBIE WADE

Personally appeared the above named LAWANA WARNEK and BOBBIE WADE and acknowledged the foregoing instrument to be voluntary act and deed.

Before me: Notary Public for Oregon IDAHO
My commission expires: 8/96

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19 _____, by _____, president, and by _____, secretary of _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires: _____ (SEAL)

JINNY SHIRLEY, LAWANA WARNEK and BOBBIE WADE
10620 DROMEDARY ROAD
SPARKS, NV 89436

GRANTOR'S NAME AND ADDRESS
RAY TOLBERT
7001 24TH ST.
RIO LINDA, CA 95673

GRANTEE'S NAME AND ADDRESS
RAY TOLBERT
7001 24TH ST.
RIO LINDA, CA 95673

NAME, ADDRESS, ZIP
RAY TOLBERT
7001 24TH ST.
RIO LINDA, CA 95673

If a change is required, it is suggested that the following be used:

RAY TOLBERT
7001 24TH ST.
RIO LINDA, CA 95673

STATE OF OREGON, ss.
County of _____
I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

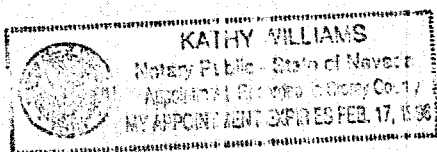
By _____ Recording Officer
Deputy

16140

STATE OF NEVADA)
) ss.
 COUNTY OF WASHOE)

On this 15th day of May, 1992, before me personally appeared Jinny Shirley to me known to be the person described herein, and who executed the foregoing instrument, and acknowledged that she voluntarily executed the same.

Kathy Williams
 NOTARY PUBLIC



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 21st day
 of July A.D., 19 92 at 2:43 o'clock P. M., and duly recorded in Vol. M92,
 of Dreds on Page 16139

Evelyn Biehn County Clerk

FEE \$35.00

By Doreen Muehlendore