

92 JUL 20 PM 3 49

Vol. m92 Page 16724



48133

WARRANTY DEED

MTZ 28032 KR

KNOW ALL MEN BY THESE PRESENTS, That
 ROBERT C. WATSON and THEO RIKE, husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 TRUSTEES OF THE WINTERS FAMILY TRUST, u/a/d February 28, 1992, hereinafter called
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and
 assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 30 and the Southwesterly 34 feet of Lot 29, WEST PARK, EXCEPTING THEREFROM
 the Southerly 28 feet of Lot 30, according to the official plat thereof on file
 in the office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances except all
 those of record and those apparent upon the land as of 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 \$ 89,900.00
~~However, the actual consideration consists of other property or services or promises which are~~
~~part of the consideration and which are hereby included in the above stated consideration.~~

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 22nd day of July, 1992,
 if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly
 authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
 SCRIBED 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.

ROBERT C. WATSON

THEO RIKE

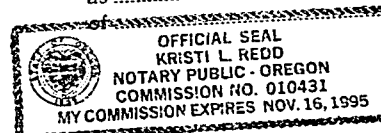
STATE OF OREGON, County of Klamath) ss.
 This instrument was acknowledged before me on July 22, 1992,

by ROBERT C. WATSON and THEO RIKE

This instrument was acknowledged before me on _____, 19____,

by _____

as _____



Kristi L. Redd
 Notary Public for Oregon
 My commission expires 11/16/95

ROBERT C. WATSON & THEO RIKE

440 Fulton
 Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

TRUSTEES OF THE WINTERS FAMILY TRUST

440 Fulton
 Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

TRUSTEES OF THE WINTERS FAMILY TRUST

440 Fulton
 Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

TRUSTEES OF THE WINTERS FAMILY TRUST

440 Fulton
 Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
 ment was received for record on the
 28th day of July, 1992,
 at 3:49 o'clock P.M., and recorded
 in book/reel/volume No. M92 on
 page 16724 or as fee/file/instru-
 ment/microfilm/reception No. 48133,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Dianne Muirola Deputy

Fee \$30.00