

OK

49347

WARRANTY DEED

YMC 27875 MK

KNOW ALL MEN BY THESE PRESENTS, That JERRY M. CAMPBELL and NANCY

CAMPBELL

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

DARRELL H. CEASE

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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The W 1/2 of Lots 4 and 5 in Block 4, Fairview Addition No. 2 to the City of Klamath Falls, Oregon, 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 easements, restrictions, rights of way of record and those apparent on the land, and excepting any encumbrances that may accrue hereafter through any person other than the Grantors, 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 \$ 12,500.00

part of the consideration, and indicates that (The sentence between the symbols ©, 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 June 19, 1990; 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.

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.

Jerry M. Campbell
JERRY M. CAMPBELL

Nancy Campbell
NANCY CAMPBELL

STATE OF OREGON,
County of Klamath
June 19 90

STATE OF OREGON, County of Klamath, 1990

Personally appeared the above named Jerry M. Campbell and Nancy Campbell

Personally appeared and who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

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

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon
My commission expires: 9/29/92

Notary Public for Oregon
My commission expires:
(If executed by a corporation, affix corporate seal)

Jerry M. & Nancy Campbell
1544 Lakeview St.
Klamath Falls, OR 97601

STATE OF OREGON,
County of Klamath

I certify that the within instrument was received for record on the 20th day of Aug., 1992, at 9:27 o'clock A.M., and recorded in book/reel/volume No. M92 on page 18746 or as fee/file/instrument/microfilm/reception No. 49347, Record of Deeds of said county.

After recording return to:
DARRELL H. CEASE
611 DELTA STREET
KLAMATH FALLS, OR 97601

SPACE RESERVED FOR RECORDER'S USE

Witness my hand and seal of County affixed.

Until a change is requested all tax statements shall be sent to the following address.
Darrell H. Cease
611 Delta Street
Klamath Falls, OR 97601

Evelyn Biehn, County Clerk
By Darlene M. ... Deputy

Fee \$30.00