

50210

WARRANTY DEED

Vol 92 Page 20229

KNOW ALL MEN BY THESE PRESENTS, That

Jerrald D. Rynearson and Carol L. Hill,

with rights of survivorship

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Michael A. Cornachione and Harriet S. Cornachione, husband and wife, 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 Southeasterly 19 feet of Lot 2, and the Northwesterly 51 feet of Lot 3, Block 10, ELDORADO ADDITION to the City of Klamath Falls, 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 those apparent upon the land, if any, as of the date of this deed, and taxes for the fiscal year 1992-1993, a lien not yet due and payable. 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 \$ 55,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (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 1st day of Sept, 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 JOSEPHINE ss.September 1, 19 92.

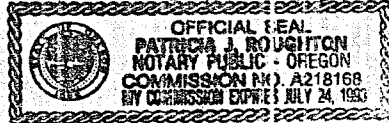
Personally appeared the above named
JERRALD D RYNEARSON
AND CAROL L HILL

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

Before me:

Notary Public for Oregon

My commission expires:



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,

ss.

County of KlamathI certify that the within instrument was received for record on the 3rdday of Sept., 19 92,at 2:26 o'clock P. M., and recordedin book M92 on page 20229 or asfile/reel number 50210,

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mueller Deputy

Fee \$30.00