

NL

52205

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That JAMES E. CRESWELL and CAROL G. CRESWELL
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
MARK SARGENT and JAN SARGENT, husband and wife

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs,
successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto
belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows,
to-wit:

The SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 2, Township 39 South, Range 8 East of the
Willamette Meridian, Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with 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 those apparent upon
the land as of the date of this conveyance.

and that
grantor will warrant and forever defend the 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 \$ 15,000.00

However, the actual consideration consists of or includes other property or value given or promised which is
the whole consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical
changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 5th day of October, 19 92,
if a corporate grantor, it has caused its name to be signed and its seal, if any, 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.

James E. Creswell
Carol G. Creswell

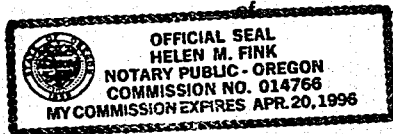
STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on October 9, 1992,
by James E. Creswell and Carol G. Creswell

This instrument was acknowledged before me on October 5, 1992,

by

as



Helen M. Fink

Notary Public for Oregon

My commission expires April 20, 1996

James E. Creswell and Carol G. Creswell

Grantor's Name and Address

Mark Sargent and Jan Sargent

Grantee's Name and Address

After recording return to (Name, Address, Zip):

Mark Sargent and Jan Sargent
800 LONG LAKE ROAD
KLAMATH FALLS OR 97601

Until requested otherwise send all tax statements to (Name, Address, Zip):

Mark Sargent and Jan Sargent
800 LONG LAKE ROAD
KLAMATH FALLS OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument
was received for record on the 12th day
of Oct., 19 92, at
2:30 o'clock P.M., and recorded in
book/reel/volume No. M92 on page
23837 and/or as fee/file/instru-
ment/microfilm/reception No. 52205,
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

By Pauline M. Muelenda, Deputy.

\$30.00

OK
30.00