

NL

K-44451
WARRANTY DEED

Volume 2 Page 24082

52333 '92 OCT 15 AM 9 41

KNOW ALL MEN BY THESE PRESENTS, That Roger I. Helliwell and Dorothy J. Helliwell, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John W. Wingler and Lyle Wingler, 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:

N1NW1NW1 of Section 13, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, excepting therefrom that property deeded to Klamath County by Roger I. and Dorothy J. Helliwell, March 4, 1985, in Volume M85 page 3204, Deed records of 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 except 1992-93 taxes, a lien not yet payable assessments, reservations and restrictions of record and taxes have been assessed as Forest Land

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.

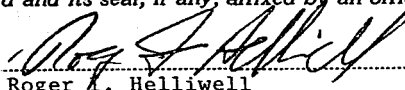
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 15,000.00

⓪ However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ⓪ (The sentence between the symbols ⓪, 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 12th day of October, 1992, 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 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.

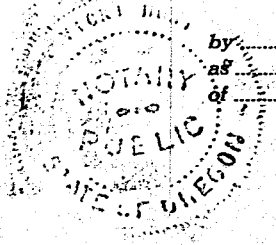

 Roger I. Helliwell


 Dorothy J. Helliwell

STATE OF OREGON, County of Douglas ss.

This instrument was acknowledged before me on October 12, 1992, by Roger I. Helliwell and Dorothy J. Helliwell

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

by _____
as _____
of _____

Notary Public for Oregon

My commission expires 8-30-93

Grantor's Name and Address

Grantee's Name and Address

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

John W. Wingler and Lyle Wingler

183 W. Valentine

Sutherlin, OR 97479

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

John W. Wingler and Lyle Wingler

183 W. Valentine

Sutherlin, OR 97479

SPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 15th day of Oct., 1992, at 9:41 o'clock A.M., and recorded in book/reel/volume No. M92 on page 24082 and/or as fee/file/instrument/microfilm/reception No. 52333 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By  Deputy.

Fee \$30.00