

53145

WARRANTY DEED

Vol 92 Page 25659

KNOW ALL MEN BY THESE PRESENTS, That JAMES E. GREENHAW

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

JAMES E. GREENHAW AND MARILEE J. GREENHAW

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:

SEE ATTACHED EXHIBIT "A"

A parcel of land situated in the N1/2 of SW1/4 of NW1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point marked by an iron pin driven in the ground in the center line of a 60 foot roadway, from which the Section bears common to Sections 2,3,10 and 11, Township 39 South, Range 9, East of the Willamette Meridian, Klamath County, Oregon, bears South 89 degrees 44 1/2' West along the center line of said roadway 879.4 feet to a point in the West boundary of said Section 11 and North 0 degrees 7' East 331.85 feet to a point in the South boundary line of said N1/2 of SW1/4 of NW1/4 of said Section 11; thence North 89 degrees 42' East along said boundary line 67.5 feet; thence North

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) SEE REVERSE

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

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 \$ — 0 —

⓪ 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) ⓪ (The sentence between the symbols ⓪, 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 30th day of OCT, 1992; 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.

STATE OF OREGON,

County of Klamath

ss.

10/30, 1992

Personally appeared the above named

JAMES E. GREENHAW

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

Before me:

Thomas A. Moore

(OFFICIAL



OFFICIAL SEAL for Oregon
THOMAS A. MOORE
NOTARY PUBLIC - OREGON
COMMISSION NO. 03061997
MY COMMISSION EXPIRES NOV. 23, 1997

James E. Greenhaw

4436 Denver Ave

Klamath Falls, Or 97603

GRANTOR'S NAME AND ADDRESS

James E. and Marilee Greenhaw

4436 Denver Ave.

Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

James E. Greenhaw

4436 Denver Ave.

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

SAME AS NOW

NAME, ADDRESS, ZIP

STATE OF OREGON, County of

) ss.

1992

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

, a corporation, 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.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

) ss.

County of

I certify that the within instru-

ment was received for record on the

day of , 19 ,

at o'clock M., and recorded

in book/reel/volume No. on

page or as fee/file/instru-

ment/microfilm/reception No.,

Record of Deeds of said county.

Witness my hand and seal of

County affixed.

NAME

TITLE

By Deputy

EXHIBIT "A" LEGAL DESCRIPTION

A parcel of land situated in the N1/2 of SW1/4 of NW1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point marked by an iron pin driven in the ground in the center line of a 60 foot roadway, from which the Section bears common to Sections 2, 3, 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, bears South 89 degrees 44 1/2' West along the center line of said roadway 879.4 feet to a point in the West boundary of said Section 11, and North 0 degrees 13 1/2' West along the Section line 1662.5 feet; from said point of beginning, running South 0 degrees 7' East 331.85 feet to a point in the South boundary line of said N1/2 of SW1/4 of NW1/4 of said Section 11; thence North 89 degrees 42' East along said boundary line 67.5 feet; thence North 80 degrees 7' West 331.8 feet more or less to the center line of the above mentioned 60 foot roadway; thence South 89 degrees 44 1/2' West along the center line of said roadway 67.5 feet, more or less to the place of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 30th day
of Oct A.D., 19 92 at 11:33 o'clock A.M., and duly recorded in Vol. M92
of Deeds on Page 25659.

FEE \$35.00

Evelyn Biehn, County Clerk

By Daniel M. Mendenhall